MCDONALD USV RHD FIRE DISTRICT
00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-300052.0000 RES
I86.01 2026

## sale

| | | |
|---|---|---|
| 2023 PIPER JEREMY D | 2017-06-30 | |
| 2024 PIPER JEREMY D | 2017-06-30 | |
| 2025 PIPER JEREMY D | 2017-06-30 | |
| 2026 PIPER JEREMY D | 2017-06-30 11068 | .90A |
| 4523 SR 67 | 2WD | |
| | $133,000 | |
| KENTON OH 43326 | | |

Orig Tax Year 2018
Parent: 45-300001.0000

## Eff Rate: 40.66 — 39.34 — 39.29 — 39.29 — a/r

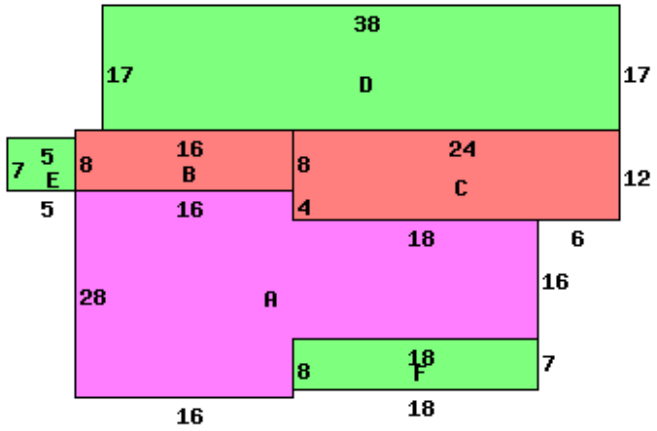
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 0 | 511 | 511 | 511 |
| Acres | .9000 | .9000 | .9000 | .9000 | .9000 | | | |
| Land100% | 17110 | 17110 | 17110 | 17110 | | 17110 | 19660 | 19670 |
| Bldg100% | 122660 | 122660 | 122660 | 122660 | | 122660 | 161110 | 161120 |
| Totl100% | 139770t | 139770t | 139770t | 139770t | | 139770t | 180770t | 180790t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 5990 | 5990 | 5990 | 5990 | | 5990 | 6880 | 6880 |
| Bldg 35% | 42930 | 42930 | 42930 | 42930 | | 42930 | 56390 | 56390 |
| Totl 35% | 48920t | 48920t | 48920t | 48920t | | 48920t | 63270t | 63280t |
| Hmstd35% | | | | | | | | |
| Owner Oc | 42.62 | 40.50 | 40.50 | 40.50 | 40.50 | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1776.10 | 1722.02 | 1719.60 | 1719.60 | 1719.60 | | | |
| Sp-Asmnt | 26.00 | 61.48 | 61.48 | 61.48 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 2 B | F | M | | 736 | | a | *MAIN |
| 1 | F/C | A | | 128 | | b | ADDTN |
| 1 | F/C | A | | 288 | | c | ADDTN |
| | PAT | P | | 646 | 1940 | d | PORCH |
| | EFP | P | | 35 | 1400 | e | PORCH |
| | EFP | P | | 126 | 5040 | f | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 313 | 2 | 2017-06-30 | PIPER JEREMY D | 2WD | 133000 | 0 | 0 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 4190 | 25000 | 29190 | 1144.62 |
| 2021 | 4190 | 25000 | 29190 | 1209.72 |

| project | | ben acres | / % | factor |
|---|---|---|---|---|
| 500 | HARDIN COUNTY LANDFILL | XA/2025 | | |
| 135 | BADER #888 SCIOTO RIVER MCDO | XA/2025 | | |
| 902 | MAIN DISTRICT CONSERVANCY | XA/2025 | | |
| 298 | HUGHES #1053 - SCIOTO RIVER | XA/2025 | | |




4523 SR 67 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 2 | | | | |
| Floor Level | Main | FRAME | 1152 | 102060 |
| | Full Upper | FRAME | 736 | 55570 |
| | Basement | | 184 | 3870 |
| | Subtotal | | | 161500 |
| Shingle | Roof | GABLE | | |

| | B | 1 | 2 | U | A |
|---|---|---|---|---|---|
| Plaster/Drywall | | X | X | | |
| Unfinished Wall | X | | | | |
| Floor/Carpet | | X | X | | |
| Floor/Tile-Lino | | X | | | |
| Number of Rooms | | 1 | 4 | 2 | |
| Bedrooms | | | 1 | 2 | |
| Central Heat | | | A | | |
| FORCED AIR | | | | | |
| Central A/C | | | A | | |
| Plumbing | | | | | |
| Standard | | 1 | | | |

| | |
|---|---|
| Air Conditioning | 3370 |
| Extra Features | 8380 |
| Total Value | 173250 |
| PUB ELECTRIC | |
| PRIV WATER | |
| PRIV SEWER | |
| PUB PAVED ST/RD | |
| Topo: ROLLING | |
| Neighborhood: | |
| Code: | 3100 |
| Dwl/Gar/NC% | 1.5500 |

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 2 B F | | 1888 | | C | OLD/GD | 173250 | .40 | | 161120 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | .9000 | | | | 20700 | 20700 | 19670 | 19670 |

Call Back: Sign: PSN Date: 2017-07-06 Lister:

45-300052.0000-v082020R