

MCDONALD USV RHD FIRE DISTRICT

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45-340017.0000
G03

AGR
2025

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

- sale

2022	SHAFFER DUANE E & KEA		1995-10-27						
2023	SHAFFER KEA		2022-02-14						
2024	SHAFFER KEA		2022-02-14						
2025	SHAFFER KEA		2022-02-14	10010	10124	47.61A			
	3463 CR 200		5CT						
			\$0						
	BELLE CENTER OH 43310								

Eff	Rate:-	44.45	40.66	39.34	39.29	a/r	
Tax Year	2022	2023	2024	2025			CAMA
Prop Cls		111	111	111			111
Acres	47.6100	47.6100	47.6100	47.6100			
Land100%	242170	268910	268910	268910			268920
Bldg100%	69430	98110	98110	98110			98100
Tot100%	311600t	367030t	367030t	367030t			367020t
Cauv100%	56600	115510	115510	115510			115520

2026 HE TOUCHED ME LLC 2025-07-15
3463 CR 200 8QC
BELLE CENTER OH 43310

Tax Value:				
Land 35%	19810	40430	40430	40430
Bldg 35%	24300	34340	34340	34340
Totl 35%	44110t	74770t	74770t	74770t
Hmstd35%				
Owner Oc				
Hmstd RB				
Net Tax	1775.84	2779.74	2693.86	2690.16
Cauv Sav	2614.84	1996.08	1934.38	1931.72
Sp-Asmnt	108.87	91.35	172.30	172.30

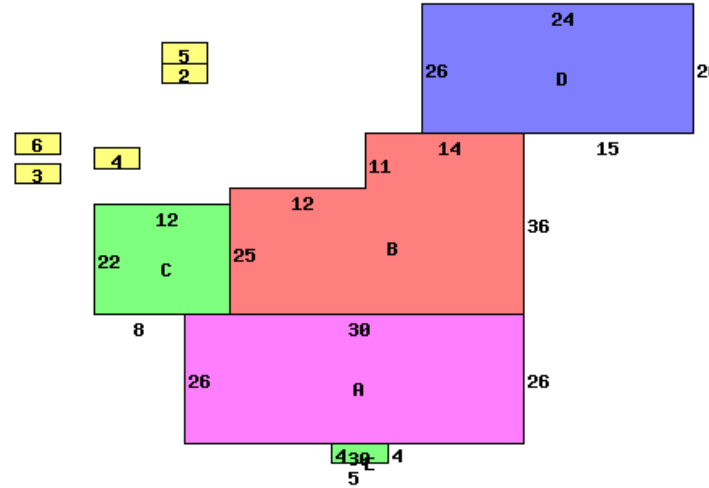
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
10B	F	M		780		a	*MAIN
1	F/C	A		804		b	ADDTN
	EFP	P		264	10560	c	PORCH
	F2	G		624	14980	d	GRAGE
	STP	P		20	80	e	PORCH

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Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
315	8	2025-07-15	HE TOUCHED ME LLC	80C	*	0	268910
85	5	2022-02-14	SHAFFER KEA	5CT	*	0	242170
1051	2	1995-10-27	SHAFFER DUANE E & KEA M	2CT	*	76000	38400
929	2	1995-09-27	SHAFFER CATHERINE L	2CT	*	0	38400

Year	Land	Bldg	Total	Net Tax
2021	19810	24300	44110	1876.86
2020	19810	24300	44110	1902.66

project	ben acres	/ %	factor
02 MAIN DISTRICT CONSERVANCY	XA/2025		
47 KILLOUGH #919 SCIOTO RIVER M	XA/2025		
00 HARDIN COUNTY LANDFILL	XA/2025		



3463	CR 200	43310
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[illegible]

	Bldg Type	SHB+Cons	DixHt FltFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 BAF		1584		C	OLD/AV	171290	.55		90950
2	Flat Barn		1 98X54	5292		D	OLD/VG	50800	.80	.50	5080
3	Grain Bin	*PP	30X21	630		C	1970AV	0			0
4	Grain Bin	*PP	21X12	252		C	1972FR	0			0
5	Lean-To		18X32	576		C	1976VG	4610	.55		2070
6	Grain Bin	*PP	22X21	462		C	OLD/AV	0			0
Tab #	S	O	I	L	Acres	Mkt/Ac	Market	Au/Ac	Cauv		
C 1	BOA		BLOUNT	SILT LOAM 0-	1.4872	6030	8970	2660	3960		
C 2	BOB		BLOUNT	SILT LOAM, 2	22.6715	5770	130810	2360	53510		
C 15	GBY2		GLYNWOOD	CLAY LOAM	13.7066	5020	68810	1230	16860		
C 39	PM		PEWAMO	SILTY CLAY L	6.4925	6490	42140	3560	23110		
C 51	WSTL		WASTE	LAND	1.6100	120	190	50	80		
671	HSITE		HOMESITE		1.0000	18000	18000	18000	18000		
980	ROAD		ROAD		.6422						
					47.61		268920	(100%)	115520	CAUV #	0
							94120	(35%)	40430		

47.61	268920	(100%)	115520	CAUV # 0
	94120	(35%)	40430	

Call Back:

Sign: PSN Date: 2014-10-27 Lister:

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