

MCDONALD USV RHD FIRE DISTRICT

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-340034.0000
F114

RES
2025

sale

Eff Rate:- 44.45 — 40.66 — 39.34 — 39.29 — a/r

2022	LOWERY STEVE & LORI	1997-08-01			
2023	LOWERY STEVE & LORI	1997-08-01			
2024	LOWERY STEVE & LORI	1997-08-01			
2025	LOWERY STEVE & LORI	1997-08-01	10010	3.00A	
	4097 CR 190	LWD			
	BELLE CENTER OH 43310		\$7,500		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	
Land100%	18600	28000	28000	28000	28000
Bldg100%	226600	251340	251340	251340	251330
Totl100%	245200t	279340t	279340t	279340t	279330t
Cauv100%					

		Orig Tax Year	1998		
		Parent:	45-340011.0000		
2026	LOWERY WAYNE A	2025-06-06			
	4097 CR 190	LWD			
	BELLE CENTER OH 43310				

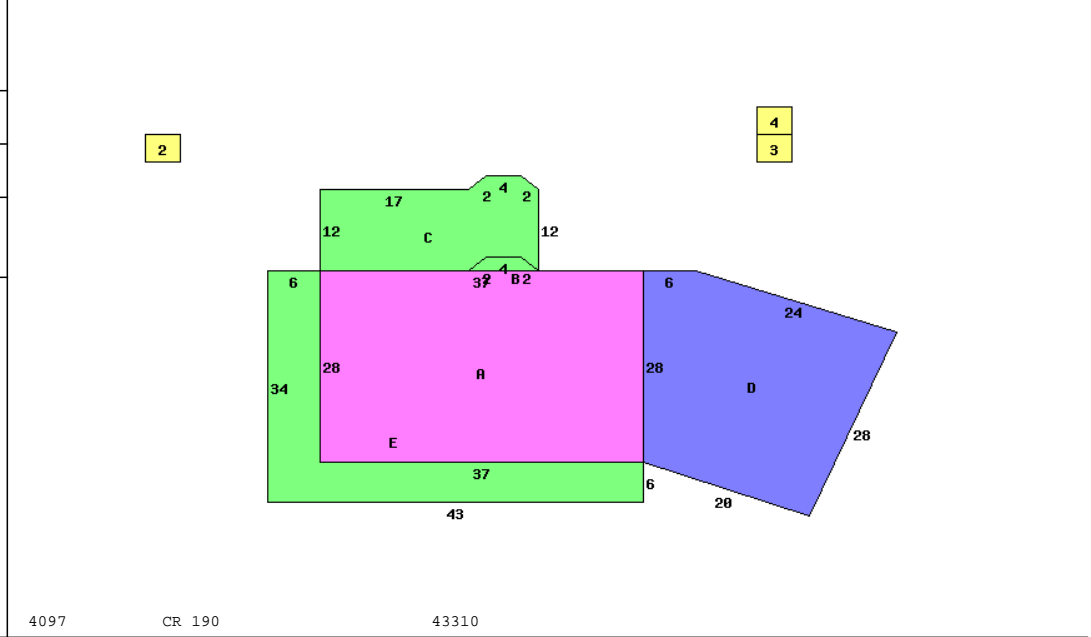
Tax Value:					
Land 35%	6510	9800	9800	9800	9800
Bldg 35%	79310	87970	87970	87970	87970
Totl 35%	85820t	97770t	97770t	97770t	97770t
Hmstd35%	79360	89230	89230	87550	
Owner Oc	83.06	77.74	73.86	72.48	
Hmstd RB					
Net Tax	3371.98	3557.10	3448.66	3445.18	
Sp-Asmnt	40.23	39.60	103.04	120.41	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE				
2 B	F	M		1036		a	*MAIN		
	BAY	P		12	460	b	PORCH		
	DK	P		300	4500	c	PORCH		
	F2	G		730	17520	d	GRAGE		
	OFF	P		426	12760	e	PORCH		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
229	1	2025-06-06	LOWERY WAYNE A	LWD	350000	28000	251340
440	1	1997-08-01	LOWERY STEVE &	LWD	7500	0	0

Year	Land	Bldg	Total	Net Tax
2021	6510	79310	85820	3563.72
2020	6510	79310	85820	3612.76

p r o j e c t		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY			XA/2025
147	KILLOUGH #919 SCIOTO RIVER M			XA/2025
500	HARDIN COUNTY LANDFILL			XA/2025
324	HARPSTER - SCIOTO RIVER			XA/2025



4097 CR 190 43310

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 2	Sq-Ft	Value
Floor Level		
Main	FRAME	1036 104270
Full Upper	FRAME	1036 62520
Basement		1036 19310
Subtotal		186100
Shingle	Roof	GABLE
Plaster/Drywall	D D	Air Conditioning 3620
Unfinished Wall	X	Plumbing 3500
Floor/Carpet	X X	Garages and Carpets 17520
Floor/Concrete	X	Extra Features 18540
Floor/Tile-Lino	X	Total Value 229280
Number of Rooms	1 4 3	
Bedrooms	3	
Central Heat	A	PUB ELECTRIC
FORCED AIR		PRIV WATER
Central A/C	A	PRIV SEWER
Plumbing		PUB PAVED ST/RD
Standard	1	Topo: LEVEL
Extra 3 Fixture	1	Neighborhood: S
Extra 2 Fixture	1	
		Code: 3100
		Dwl/Gar/NC% 1.1800

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	FtxFt	Area	Rate	Cond	Value	Dpr	Dpr	Value
2 POND	*.30A		0		1997AV	252210	.22		232130
3 Pole Build		40X60	2400		C	2006AV	28800	.50	14400
4 P	OFF	8X40	320		C	2006AV	9600	.50	4800

homesite	acres/	effective	depth	actual	effective	extended	true
small acreage	frontage	frontage	depth	rate	rate	value	value
	1.0000			18000	18000	18000	18000
	2.0000			5000	5000	10000	10000

Total Value	229280
Call Back:	Sign: PSN Date: 2014-11-05 Lister: