



Parcel: 47-1832300.002

Year: 2024

AMY L. BERNING

Shelby County Auditor | Shelby County, Ohio



SUMMARY

Deeded Name	RALPH CALLAHAN & DONNA J CALLAHAN				
Owner	CALLAHAN RALPH & DONNA J 5260 HARDIN WAPAKONETA RD SIDNEY OH 45365-8047		Taxpayer	CALLAHAN RALPH & DONNA J 5260 HARDIN WAPAKONETA RD SIDNEY OH 45365-8047	
Tax District	47-TURTLE CREEK TWP HARDIN HOUSTON SD LAD LFD		Land Use	510-SINGLE FAMILY DWELLING	
School District	HARDIN-HOUSTON LSD		Subdivision		
Neighborhood	00890-TURTLE CREEK TWP-SCSD (HAD)				
Location	5260 HARDIN WAPAKONETA RD		Legal	R06 T08 S32 SWCOR N1/2 SW QR 370-18-32-300-002	
CD Year		Map Number		Routing Number	
Acres	1.0000	Sold	Unknown	Sales Amount	68,000.00

VALUE

District	47-TURTLE CREEK TWP HARDIN HOUSTON SD
	LAD LFD
Land Use	510-SINGLE FAMILY DWELLING

	Appraised	Assessed
Land	32,000	11,200
Improvement	181,960	63,690
Total	213,960	74,890
CAUV	N	0
Homestead	Y	28,000
OOCC	Y	204,700
Taxable	213,960	74,890

CURRENT CHARGES

Full Rate	54.700000		
Effective Rate	37.948712		
Qualifying Rate	32.407572		
	Prior	First	Second
Tax	0.00	1,104.55	1,104.55
Special	0.00	0.50	0.50
Total	0.00	1,105.05	1,105.05
Paid	0.00	1,105.05	166.08
Due	0.00	0.00	938.97

FUTURE CHARGES

Type	Description	Amount
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties
Unknown	Buyer: CALLAHAN RALPH & DONNA J Seller: * NOT ON FILE *	???	\$68,000.00	Y	1
Unknown	Buyer: * NOT ON FILE * Seller: * NOT ON FILE *	???	\$0.00	N	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
Total			32,000

DWELLING

Card 1							
Style	1-CONVENTIONAL	Family Rooms	0	Heating	Y		
Stories	1.00	Dining Rooms	0	Cooling	Y		
Rec Room Area	0	Year Built	1941	Grade	C+		
Finished Basement	1,767	Year Remodeled		Fireplace Openings	0		
Rooms	9	Full Baths	2	Fireplace Stacks	1		
Bed Rooms	3	Half Baths	1	Living Area	4,624		
		Other Fixtures	0	Total Area	5,496		
				Value	172,700		

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	126-POLE BARN	1994		A-AVERAGE	40 X 30	Length x Width (Optional)	1,200	9,260
							Total	9,260

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	A/1SF/B (ATTIC / 1 STORY FRAME / BASEMENT)	952	First Floor	2,272	2,272
B	CAR (CARPORT)	612	Attic	952	584
C	1SF/B (1 STORY FRAME / BASEMENT)	1,320	Basement	2,272	1,768
D	OFP (OPEN FRAME PORCH)	776	Total	5,496	4,624
E	EFP (ENCLOSED FRAME PORCH)	275			
2	126-POLE BARN	1,200			

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