

00010

sale

2021	GARMON ROWE F	1993-05-05	
2022	GARMON ROWE F	1993-05-05	
2023	GARMON ROWE F	1993-05-05	
2024	GARMON ROWE F	1993-05-05	PT W 1/2 SE 1/4 S31
	12705 SR 701	1QC	75.00A
	KENTON OH 43326	\$0	

Eff Rate:- 47.85 — 47.59 — 37.57 — 37.87 — a/r

Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	111	111	111	111	111
Acres	75.0000	75.0000	75.0000	75.0000	
Land100%	416600	416600	456430	456430	456440
Bldg100%	80200	80200	100340	100340	100330
Totl100%	496800t	496800t	556770t	556770t	556770t
Cauv100%	116910	116910	219910	219910	219900
Tax Value:					
Land 35%	40920	40920	76970	76970	159750
Bldg 35%	28070	28070	35120	35120	35120
Totl 35%	68990t	68990t	112090t	112090t	194870t
Hmstd35%	29240	29240	36390	36390	
Owner 0c	33.10	32.92	32.42	32.32	hmstd 5250 l 31140 b
Hmstd RB	369.16	367.16	303.66	327.52	
Net Tax	2586.42	2572.82	3475.94	3486.96	
Cauv Sav	4543.88	4519.88	2815.24	2840.92	
Sp-Asmnt	160.78	160.77	203.39	199.39	

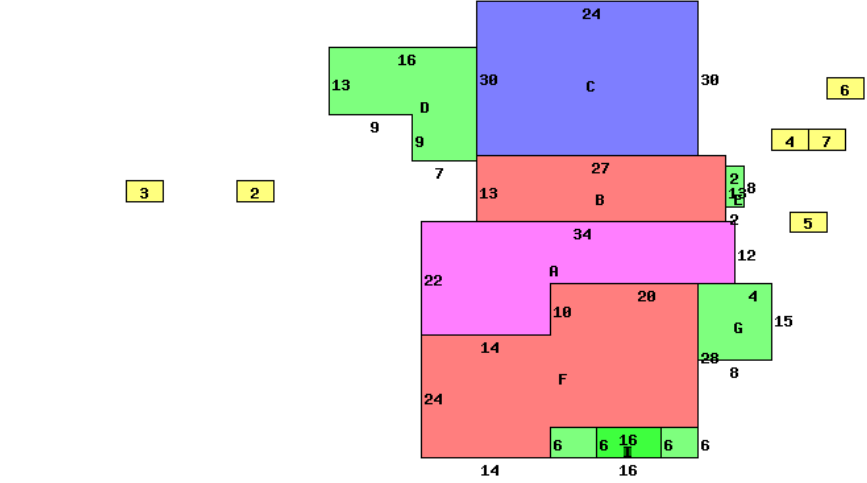
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE
1	B/C	M		548	
1	F/C	A		351	
	F2	G		720	17280
	OFP	P		271	8130
2 B	BAY	P		16	610
	B	A		784	
	OFP	P		120	3600
	OFP	P		96	2880
	OFP 2	P		42	1260

gas fireplace
gas fireplace

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
365	1	1993-05-05	GARMON ROWE F	1QC	0	0	108200

Year	Land	Bldg	Total	Net Tax
2020	39900	28070	67970	2552.90
2019	64440	24550	88990	3197.98

p r o j e c t				ben acres	/ %	factor
131	BLANCHARD RIVER MAINT		XA/2024			
247	KURT DITCH BLANCHARD RIVER M		XA/2024			
286	DEARDORFF #1024 - BLANCHARD		XA/2024			
500	HARDIN COUNTY LANDFILL		XA/2024			
921	BLANCHARD RIVER MAINT		XA/2023			



12705 SR 701 43326

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
				Sq-Ft	Value
Story Height	2				
Floor Level					
	Main	BRICK		1683	136660
	Full Upper	BRICK		784	63250
	Basement			784	14670
	Subtotal				214580
Slate	Roof	HIP			
	B 1 2 U A				
Plaster/Drywall	X X		Air Conditioning	4420	
Unfinished Wall	X		Plumbing	1400	
Floor/Hardwood	X X		Garages and Carports	17280	
Number of Rooms	1 3 3		Extra Features	16480	
Bedrooms	3		Total Value	254160	
Central Heat	A		PUB ELECTRIC		
FORCED AIR			PRIV WATER		
Central A/C	A		PRIV SEWER		
Plumbing			PUB PAVED ST/RD		
Standard	1		Neighborhood:		
Extra 2 Fixture	1		Code:	100	
			Dwl/Gar/NC%	1.2500	

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B/C		2467		C	OLD/FR		254160	.65	.20	88960
2 Milk House	*SV 0	10X12	120			OLD/PR		200			200
3 Poultry Ho	*SV 0	16X30	480			OLD/PR		400			400
4 Crib/Grana	*SV 0	28X30	840			OLD/FR		800			800
5 Garage	*SV 0	14X18	252			OLD/PR		200			200
6 Pole Build		30X48	1440		C	1997AV		20880	.55		9400
7 Lean-To		8X24	192		D	OLD/FR		1230	.70		370
Tab #	S O I L		Acres			Mkt/Ac		Market	Au/Ac		Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	21.4982			6030		129630	2660		57190
C 2	BOB	BLOUNT SILT LOAM, 2	27.7327			5770		160020	2360		65450
C 39	PM	PEWAMO SILTY CLAY L	21.3170			6490		138350	3560		75890
C 51	WSTL	WASTE LAND	.4673			120		60	50		20
W 2	BOB	BLOUNT SILT LOAM, 2	.5311			3130		1660	470		250
W 39	PM	PEWAMO SILTY CLAY L	.0676			5370		360	1670		110
670	HSITE	HOMESITE	1.0000			15000		15000	15000		15000
980	ROAD	ROAD	.6030								
C 2	BOB	BLOUNT SILT LOAM, 2	.2993			5770		1730	2360		710
C 39	PM	PEWAMO SILTY CLAY L	1.4838			6490		9630	3560		5280

75 456440 (100%) 219900 CAUV # 796
159750 (35%) 76970

Call Back: Sign: PSN Date: 2015-11-03 Lister: 01-210007.0000-v082020R