

BUCK TWP
KENTON SD

00040

Hardin County, Ohio
Michael T. Bacon, Auditor

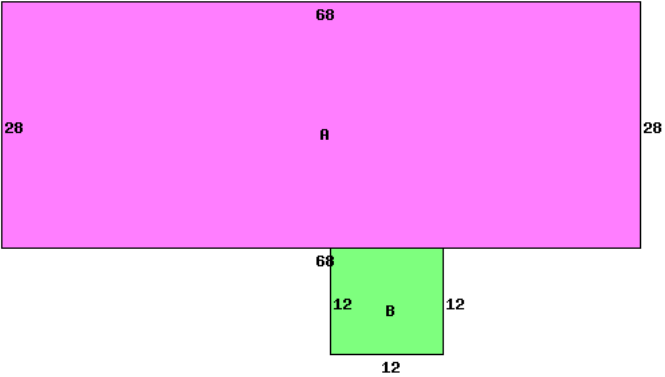
04-010086.0000
M10

RES
2024

sale		Eff Rate:- 49.66 — 49.50 — 43.46 — 45.84 — a/r					
2021 OSBUN NANCY JO	2007-01-08	Tax Year	2021	2022	2023	2024	CAMA
2022 OSBUN NANCY JO	2007-01-08	Prop Cls	511	511	511	511	511
2023 OSBUN NANCY JO	2007-01-08	Acres	2.0000	2.0000	2.0000	2.0000	
2024 OSBUN NANCY JO	2007-01-08 10678 2.00A	Land100%	15600	15600	20000	20000	20000
13491 TR 135	1WD	Bldg100%	74660	74660	109690	109690	109690
KENTON OH 43326	\$0	Totl100%	90260t	90260t	129690t	129690t	129690t
		Cauv100%					
		Tax Value:					
	Orig Tax Year 2008	Land 35%	5460	5460	7000	7000	7000
	Parent: 04-010044.0000	Bldg 35%	26130	26130	38390	38390	38390
		Totl 35%	31590t	31590t	45390t	45390t	45390t
		Hmstd35%	30540	30540	43640	43640	
		Owner 0c	28.78	28.78	37.42	37.38	hmstd 5250 l 38390 b
		Hmstd RB					
		Net Tax	1420.94	1415.66	1779.48	1887.62	
		Sp-Asmnt	25.34	25.32	25.32	40.99	

SHB+ 1	CONS F/C DK	TYPE M P	FACT	SQ-FT 1904 144	VALUE 2160	a b	*MAIN PORCH				
Sale# 6	#p 1	sale date 2007-01-08	To OSBUN NANCY JO	Type/Invalid? 1WD		*	Sale\$ 0	co:land 0	co:bldg 0		
Year 2020 2019	Land 5460 5250	Bldg 26130 21720	Total 31590 26970		Net Tax 1226.14 1003.24						
p r o j e c t								ben acres		/ % factor	
500	HARDIN COUNTY LANDFILL			XA/2024							
902	MAIN DISTRICT CONSERVANCY			XA/2024							
279	SILVER CREEK - SCIOTO RIVER			XA/2024							

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Occupancy 4 M/H on Real Estate				*DWELLING COMPUTATIONS														
Story Height	1			Sq-Ft	Value			Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Floor Level								1 MH/REAL	1 F/C	12X12	1904	Rate	MHD	2000AV	112500	.22	Dpr	Value
Shingle		Main Subtotal	FRAME	1904	133110			2 Shed	*PP		144			OLD/	0			109690
	B 1 2 U A	Roof	GABLE		133110													
Plaster/Drywall	D				Air Conditioning	3260		homesite	acres/	effective	depth	depth	actual	effective	extended	true		
Floor/Carpet	X				Plumbing	2100		small acreage	frontage	frontage	factor		rate	rate	value	value		
Floor/Tile-Lino	X				Extra Features	2160			1.0000				15000	15000	5000	15000		
Number of Rooms	7				Total Value	140630			1.0000				5000	5000	5000	5000		
Bedrooms	3																	
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:	400												
Extra Fixture	1				Dwl/Gar/NC%	1.2500												
								Call Back: Sign: PSN Date: 2015-08-10 Lister: 04-010086 0000-v082020P										