BUCK TWP
KENTON SD 00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-030041.0000 RES
N01 2026

sale

2023 DYSERT GREGORY W JR	2017-01-05	
2024 DYSERT GREGORY W JR	2017-01-05	
2025 DYSERT GREGORY W JR	2017-01-05	
2026 DYSERT GREGORY W JR	2017-01-05 10267 2.126A	
12441 TR 180	1WD	
	$92,000	
KENTON OH 43326		

Orig Tax Year 1997
Parent: 04-030005.0000

Eff Rate: – 43.46 — 45.84 — 45.54 — 45.54 — a/r

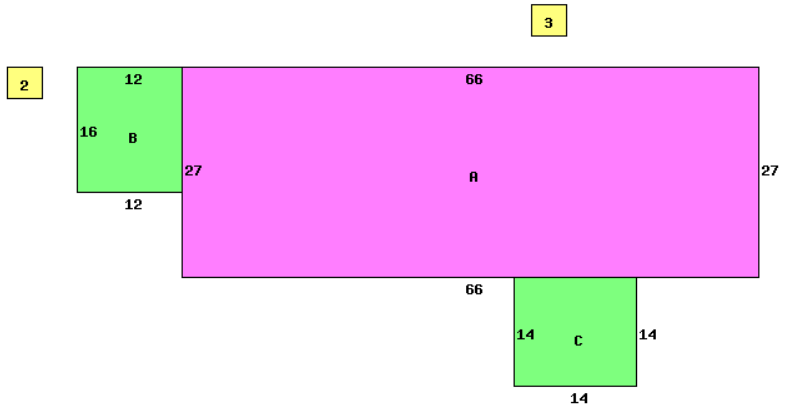
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	561	561	561	561	0	561	561	561
Acres	2.1260	2.1260	2.1260	2.1260	2.1260			
Land100%	20630	20630	20630	20630		20630	22890	22880
Bldg100%	109770	109770	109770	109770		109770	158090	158080
Totl100%	130400t	130400t	130400t	130400t		130400t	180970t	180960t
Cauv100%								
Tax Value:								
Land 35%	7220	7220	7220	7220		7220	8010	8010
Bldg 35%	38420	38420	38420	38420		38420	55330	55330
Totl 35%	45640t	45640t	45640t	45640t		45640t	63340t	63340t
Hmstd35%	43670	43670	43670	43670		43670	61370	
Owner Oc	37.44	37.40	37.30	37.30	37.30	hmstd 5250 l	38420 b	
Hmstd RB								
Net Tax	1789.48	1898.20	1885.22	1885.22	1885.22			
Sp-Asmnt	24.25	36.13	36.13	36.13				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1782		a	*MAIN
	DK	P		192	2880	b	PORCH
	PAT	P		196	590	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
293	1	2011-07-25	JORDAN CHAD E	1QC	*	0	13890	68540
559	1	2005-08-22	JORDAN CHAD E ETAL	1SD		78000	11570	76510
421	1	2000-10-11	SIEBENALER ANGELA L ETAL	1SD	*	0	10910	67570
390	1	2000-09-20	SIEBENALER ANGELA L	1QC	*	0	10910	67570
155	1	1996-04-22	SIEBENALER JOSEPH J & AN	1WD	*	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	5600	24800	30400	1362.48
2021	5600	24800	30400	1367.60

project			ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025			
279	SILVER CREEK - SCIOTO RIVER	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			



12441 TR 180 43326

Occupancy 4 M/H on Real Estate *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1782	130070
	Subtotal			130070
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Fireplaces	2000
Floor/Carpet	X	Air Conditioning	3100
Floor/Tile-Lino	X	Plumbing	2100
Number of Rooms	6	Extra Features	3470
Bedrooms	3	Total Value	140740
Fireplace		PUB PAVED ST/RD	
Openings	1		
Stacks	1	Neighborhood:	
Central Heat	A	Code:	400
FORCED AIR		Dwl/Gar/NC%	1.8000
Central A/C	A		
Plumbing			
Standard	1		
Extra 3 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	MH/REAL	1 F/C	27X66	1782		MHD	1998AV	112590	.22		158080
2	Shed	*PP	8X10	80			OLD/	0			0
3	Shed	*PP	8X10	80			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.1260				5000	5000	5630	5630

Call Back: Sign: PSN Date: 2015-08-10 Lister: 04-030041.0000-v082020R