BUCK TWP
KENTON SD 00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-090058.0000 RES
K11.01 2025

sale

2022	DEARING DONALD E II &	2011-09-06
2023	DEARING DONALD E II &	2011-09-06
2024	DEARING DONALD E II &	2011-09-06
2025	DEARING DONALD E II & K	2011-09-06 10030 10064 12191 5.099A
	13720 SR 292	1WD
		$100,000
	KENTON OH 43326	

Orig Tax Year 2012
Parent: 04-090015.0000

Eff Rate: – 49.50 — 43.46 — 45.84 — 45.54 — a/r

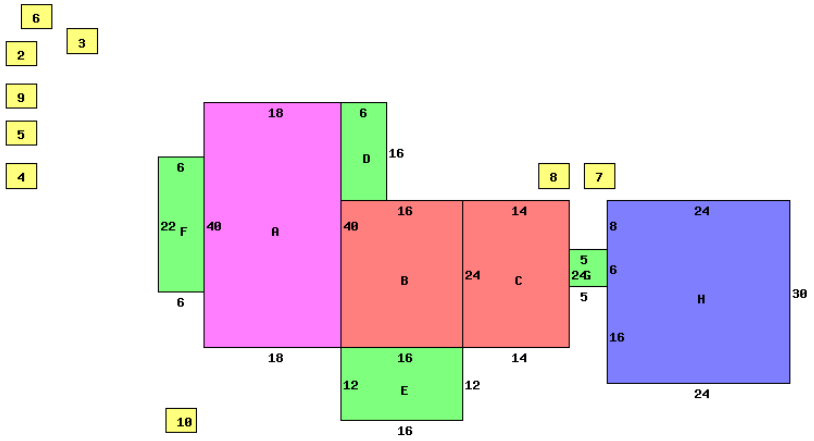
	2022	2023	2024	2025	2025		CAMA
Tax Year	2022	2023	2024	2025	2025		
Prop Cls	511	511	511	511	511		511
Acres	5.0990	5.0990	5.0990	5.0990	5.0990		
Land100%	22230	31310	31310	31310	31310		31310
Bldg100%	111570	127260	127260	127260	127260		127260
Totl100%	133800t	158570t	158570t	158570t	158570t		158570t
Cauv100%							
Tax Value:							
Land 35%	7780	10960	10960	10960	10960		10960
Bldg 35%	39050	44540	44540	44540	44540		44540
Totl 35%	46830t	55500t	55500t	55500t	55500t		55500t
Hmstd35%	39220	46820	46820	46820	46820		
Owner Oc	36.96	40.14	40.10	39.98	39.98	hmstd 5250 l 41570 b	
Hmstd RB							
Net Tax	2104.32	2181.46	2313.66	2297.88	2297.88		
Sp-Asmnt	22.28	46.40	61.70	61.70			

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		720		a	*MAIN
1	F/C	A		384		b	ADDTN
1	F/C	A		336		c	ADDTN
	EFP	P		96	3840	d	PORCH
	EFP	P		192	7680	e	PORCH
	OFP	P		132	3960	f	PORCH
	EBW	P		30	1200	g	PORCH
	F	G		720	17280	h	GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
371	1	2011-09-06	DEARING DONALD E II & KEL	1WD	100000	0	0

Year	Land	Bldg	Total	Net Tax
2021	7780	39050	46830	2112.18
2020	7780	39050	46830	1823.38

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
246 FULTON DITCH SCIOTO RIVER MA	XA/2025			
902 MAIN DISTRICT CONSERVANCY	XA/2025			



13720 SR 292 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1440	113850
	Full Upper	FRAME	720	54360
	Basement		180	3790
	Subtotal			172000
Shingle	Roof	GABLE		

	B 1 2 U A		
Plaster/Drywall	P P	Air Conditioning	3810
Unfinished Wall	X	Plumbing	1400
Floor/Hardwood	X	Garages and Carports	17280
Floor/Carpet	X	Extra Features	16680
Floor/Concrete	X	Total Value	211170
Number of Rooms	1 3 3		
Bedrooms	1 3	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	400
Extra 2 Fixture	1	Dwl/Gar/NC%	1.2500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		2160		C	1900AV	211170	.55		118780
2	Flat Barn	1 F	42X48	2016		D	1900FR	19350	.80	.50	1940
3	Shed	*SV	36X40	1440			1920FR	16130	.70		4840
4	Garage	*SV	16X18	288			1910FR	200			200
5	Shed	*SV	14X24	336			1920FR	200			200
6	Hog House	*SV	14X27	378			1950FR	500			500
7	Hog House	*SV	36X40	1440			1920FR	800			800
8	Poultry Ho	*NV	14X6	224			1920AV	0			0
9	SMOKE HSE	*NV	10X12	120			OLD/FR	0			0
10	POND	*.45A		0			OLD/AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	4.0990				5000	3980	16310	16310

Call Back: Sign: PSN Date: 2015-07-16 Lister:
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04-090058.0000-v082020R