BUCK TWP
KENTON SD 00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-110025.0000 RES
K21 2026

## sale

| | | |
|---|---|---|
| 2023 PITT REJEAN | 2020-10-21 | |
| 2024 PITT REJEAN | 2020-10-21 | |
| 2025 PITT REJEAN | 2020-10-21 | |
| 2026 PITT REJEAN | 2020-10-21 10292 | .59A |
| 14734 CR 140 | 1CT | |
| | $0 | |
| KENTON OH 43326 | | |

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

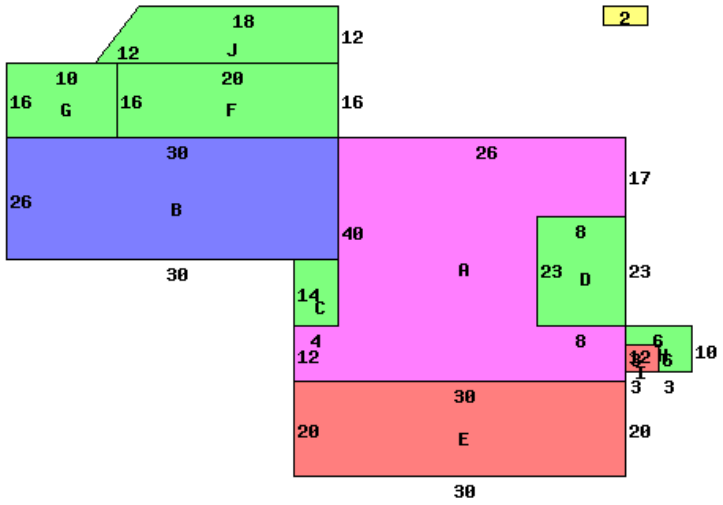
| | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
|---|---|---|---|---|---|---|---|---|
| Tax Year | | | | | | | | |
| Prop Cls | 511 | 511 | 511 | 511 | 0 | 511 | 511 | 511 |
| Acres | .5900 | .5900 | .5900 | .5900 | .5900 | | | |
| Land100% | 11710 | 11710 | 11710 | 11710 | | 11710 | 13460 | 13460 |
| Bldg100% | 113540 | 113540 | 113540 | 113540 | | 113540 | 163510 | 163510 |
| Totl100% | 125260t | 125260t | 125260t | 125260t | | 125260t | 176970t | 176970t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 4100 | 4100 | 4100 | 4100 | | 4100 | 4710 | 4710 |
| Bldg 35% | 39740 | 39740 | 39740 | 39740 | | 39740 | 57230 | 57230 |
| Totl 35% | 43840t | 43840t | 43840t | 43840t | | 43840t | 61940t | 61940t |
| Hmstd35% | | | | | | | | |
| Owner Oc | 37.60 | 37.56 | 37.44 | 37.44 | 37.44 | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1717.28 | 1821.72 | 1809.26 | 1809.26 | 1809.26 | | | |
| Sp-Asmnt | 21.85 | 35.27 | 35.27 | 35.27 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1216 | | a | *MAIN |
| | F2 | G | | 780 | 18720 | b | GRAGE |
| | OFP | P | | 56 | 1680 | c | PORCH |
| | OFP | P | | 184 | 5520 | d | PORCH |
| 1Q | F/C | A | | 600 | | e | ADDTN |
| | OFP | P | | 320 | 9600 | f | PORCH |
| | DK | P | | 160 | 2400 | g | PORCH |
| | DK | P | | 42 | 630 | h | PORCH |
| 1 | F | A | | 18 | | i | ADDTN |
| | DK | P | | 240 | 3600 | j | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 424 | 1 | 2020-10-21 | PITT REJEAN | 1CT * | 0 | 9370 | 75800 |
| 110 | 1 | 2006-03-01 | PITT REJEAN Z & MELODY S | 1WD | 113000 | 7710 | 88660 |
| 171 | 1 | 2004-04-05 | MERCER LUTHER D & LISA C | 1SD | 89900 | 6230 | 81770 |
| 683 | 1 | 1998-11-30 | BARRY ALLEN E SR & VIVIA | 1WD | 65000 | 7030 | 57910 |
| 457 | 1 | 1998-08-10 | MCQUOWN JERRY W & DIANA | 1DD | 50000 | 7030 | 57910 |
| 165 | 1 | 1997-04-28 | PFEIFFER WALTER G JR | 1AF * | 0 | 7030 | 57910 |
| 920 | 1 | 1991-11-12 | | 1WD | 63250 | 0 | 39710 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 3440 | 32000 | 35440 | 1587.08 |
| 2021 | 3440 | 32000 | 35440 | 1593.02 |

| project | | ben acres | / % | factor |
|---|---|---|---|---|
| 902 MAIN DISTRICT CONSERVANCY | XA/2025 | | | |
| 500 HARDIN COUNTY LANDFILL | XA/2025 | | | |




14734 CR 140 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1Q | | | | |
| Floor Level | Main | FRAME | 1834 | 131260 |
| | Qtr Story | FRAME | 600 | 10110 |
| | Subtotal | | | 141370 |
| Metal | Roof | GABLE | | |

| | B | 1 | 2 | U | A |
|---|---|---|---|---|---|
| Plaster/Drywall | | X | X | | |
| Floor/Pine | | X | X | | |
| Number of Rooms | | 6 | 2 | | |
| Bedrooms | | 3 | 2 | | |
| Central Heat | | | | | A |
| FORCED AIR | | | | | |
| Plumbing | | | | | |
| Standard | | 1 | | | |

| | |
|---|---|
| Garages and Carports | 18720 |
| Extra Features | 23430 |
| Total Value | 183520 |
| PUB ELECTRIC | |
| PRIV WATER | |
| PRIV SEWER | |
| Neighborhood: | |
| Code: | 400 |
| Dwl/Gar/NC% | 1.8000 |

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 1 F/C | | 1834 | | C+ | 1920AV | 201870 | .55 | | 163510 |
| 2 | Shed | *PP F | 8X12 | 96 | | | OLD/ | 0 | | | 0 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | .5900 | | | | 17250 | 17250 | 13460 | 13460 |

Call Back: Sign: PSN Date: 2015-07-16 Lister:

04-110025.0000-v082020R