

BUCK TWP
KENTON SD

00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-120021.0000
K33

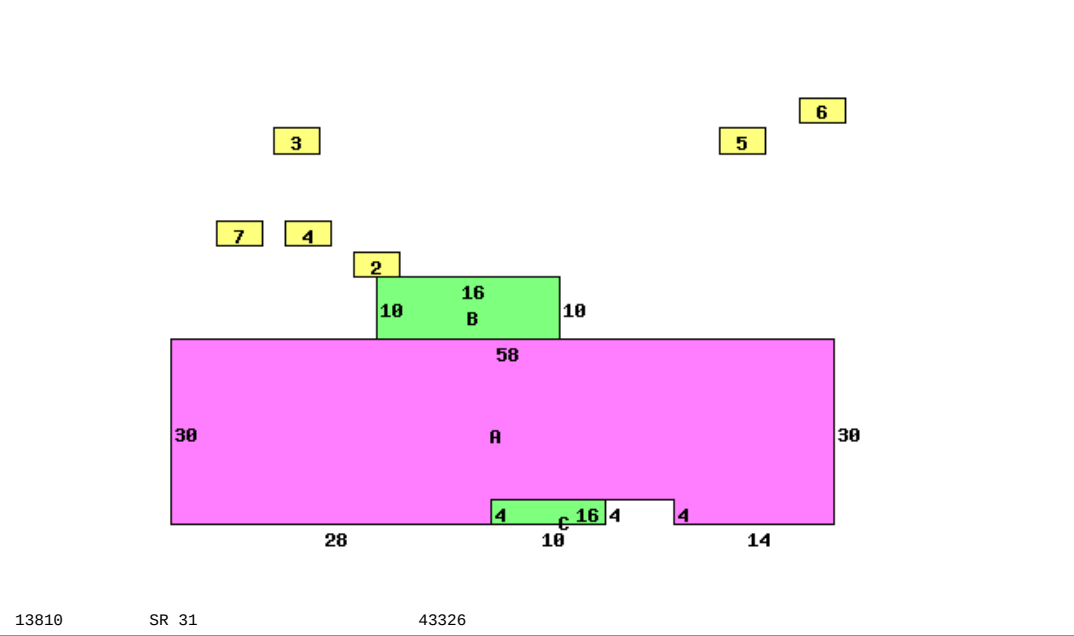
RES
2024

sale

2021	DEERWESTER MARK A & D	2017-03-10	
2022	DEERWESTER MARK A & D	2017-03-10	
2023	MANN'S EDDIE R	2022-04-08	
2024	MANN'S EDDIE R	2022-04-08	10030 7.395A
	13810 SR 31	1WD	
	KENTON OH 43326	\$230,000	

Eff Rate:-	49.66	49.50	43.46	45.84	a/r
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	511	511	511	511	511
Acres	7.3950	7.3950	7.3950	7.3950	
Land100%	25660	25660	36740	36740	36740
Bldg100%	91660	91660	193140	193140	193150
Totl100%	117310t	117310t	229890t	229890t	229890t
Cauv100%					
Tax Value:					
Land 35%	8980	8980	12860	12860	12860
Bldg 35%	32080	32080	67600	67600	67600
Totl 35%	41060t	41060t	80460t	80460t	80460t
Hmstd35%	35790	35790	72150	72150	
Owner Oc	33.72	33.74	61.86	61.80	hmstd 5250 l 66900 b
Hmstd RB			359.22	407.26	
Net Tax	1850.60	1843.72	2799.64	2943.26	
Sp-Asmnt	22.10	22.09	27.76	49.37	

SHB+ 1 BQ	CONS F EFP EFP	TYPE M P P	FACT	SQ-FT 1676 160 40	VALUE 6400 1600	a b c	*MAIN PORCH PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
151	1	2022-04-08	MANN'S EDDIE R	1WD	230000	25660	91660
103	1	2017-03-10	DEERWESTER MARK A & DEBRA	1SD *	0	23570	70060
418	1	1996-09-16	DEERWESTER MARK A	1AF *	0	43310	49710
835	1	1995-09-01	DEERWESTER MARK A & ROBE	1AD *	0	43310	49710
1080	1	1993-11-01	DEERWESTER MARK A LE ROB	1QC *	0	0	93030
Year	Land	Bldg	Total	Net Tax			
2020	8980	32080	41060	1597.38			
2019	8770	26660	35430	1321.80			
p r o j e c t				ben acres	/	%	factor
902	MAIN DISTRICT CONSERVANCY			XA/2024			
500	HARDIN COUNTY LANDFILL			XA/2024			
246	FULTON DITCH SCIOTO RIVER MA			XA/2024			



Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1Q	Sq-Ft	Value
Floor Level		
Main	FRAME	1676 125550
Qtr Story	FRAME	1676 23600
Basement		822 15370
Subtotal		164520
Shingle	Roof	GABLE
Plaster/Drywall	P	Fireplaces 2000
Floor/Hardwood	X	Air Conditioning 6000
Floor/Carpet	X	Plumbing 4200
Floor/Concrete	X	Extra Features 8000
Floor/Tile-Lino	L	Total Value 184720
Number of Rooms	1 7	
Bedrooms	3	
Fireplace		PUB ELECTRIC
Openings	1	PUB GAS
Stacks	1	PRIV WATER
Central Heat	A	PRIV SEWER
FORCED AIR		PUB PAVED ST/RD
Central A/C	A	Neighborhood:
Plumbing		Code: 400
Standard	1	Dwl/Gar/NC% 1.2500
Extra 3 Fixture	2	

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1 DWELLING	1 B F	1676				1939GD		184720	.40	-.35	187030
2 Garage		22X26	572		C	1939FR		10980	.70		4120
3 Shed	*SV 0	24X40	960		D	1920VP		400			400
4 Shed	*NV	8X12	0			OLD/		0			0
5 CRIB SHED	*SV	36X20	0			1920AV		1000			1000
6 CHICKCOOP	*SV 0	12X24	288			1920VP		600			600
7 Shed	*NV	6X8	0			1920VP		0			0
homesite	acres/	effective	depth	depth	actual	effective	extended	true			
small acreage	frontage	frontage	factor	factor	rate	rate	value	value			
	1.0000	15000	15000	15000	5000	3400	21740	21740			

Call Back:

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

04-120021.0000-v082020R