

BUCK TWP
KENTON SD

00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-200029.0000
B02

RES
2025

sale

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

2022 ROGERS PEGGY E	2016-06-24				
2023 ROGERS PEGGY E	2016-06-24				
2024 ROGERS PEGGY E	2016-06-24				
2025 VALENTINE DEVON & ERICA	2024-02-02	14408	10031	1.313A	
16589 CR 160	2ED				
KENTON OH 43326	\$141,030				

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.3100	1.3100	1.3100	1.3100	
Land100%	13540	16540	16540	16540	16550
Bldg100%	112200	132570	132570	132570	132580
Totl100%	125740t	149110t	149110t	149110t	149130t
Cauvl00%					
Tax Value:					
Land 35%	4740	5790	5790	5790	5790
Bldg 35%	39270	46400	46400	46400	46400
Totl 35%	44010t	52190t	52190t	52190t	52200t
Hmstd35%	43680	51650			
Owner Oc	41.18	44.28	44.24		
Hmstd RB	391.88	359.22	407.26		
Net Tax	1579.28	1685.60	1761.88	2198.44	
Sp-Asmnt	23.32	23.32	33.74	33.74	

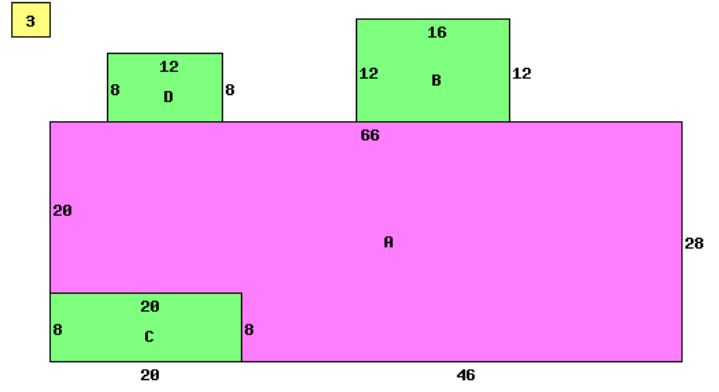
SHB+ 1 B	CONS F	TYPE M	FACT	SQ-FT 1688	VALUE 7680	a *MAIN
	EFP	P		192	4800	b PORCH
	OPF	P		160	1440	c PORCH
	DK	P		96		d PORCH

#: 36 L/W
042000360000 .303a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
43	2	2024-02-02	VALENTINE DEVON & ERICA	2ED	141030	16540	132570
265	2	2016-06-24	ROGERS PEGGY E	2CT *	0	11430	88600

Year	Land	Bldg	Total	Net Tax
2021	4740	39270	44010	1585.24
2020	4740	39270	44010	1367.78

Project
500 HARDIN COUNTY LANDFILL XA/2025
902 MAIN DISTRICT CONSERVANCY XA/2025
ben acres / % factor



16589 CR 160 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	1688 126450
	Basement		422 8110
	Subtotal		134560
Shingle	Roof	GABLE	
Plaster/Drywall	X	Fireplaces	2000
Unfinished Wall	X	Air Conditioning	3020
Floor/Pine	X	Plumbing	1400
Floor/Carpet	X	Extra Features	13920
Floor/Tile-Lino	X	Total Value	154900
Number of Rooms	16		
Bedrooms	4		
Fireplace		PUB ELECTRIC	
Openings	1	PRIV WATER	
Stacks	1	PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR		Topo: ROLLING	
Central A/C	A	Neighborhood:	
Plumbing		Code:	400
Standard	1	Dwl/Gar/NC%	1.2500
Extra 2 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	20X32	1688		C	1966GD	154900	.35		125860
2 Garage	*.15A		640		C	1966AV	15360	.65		6720
3 POND			0			OLD/AV	0			0
homesite	effective	depth	actual	effective	extended	true				
1.0000	frontage	depth	rate	rate	value	value				
.3100			15000	5000	15000	15000				
					1550	1550				