BUCK TWP
RIDGEMONT SD 00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-060046.0000 RES
C28 2026

sale

2023 PLEASANT RONALD E &	2013-11-25	
2024 PLEASANT RONALD E &	2013-11-25	
2025 PLEASANT RONALD E &	2013-11-25	
2026 PLEASANT RONALD E &	2013-11-25 10029	2.001A
13622 TR 180	2QC	
	$0	
KENTON OH 43326		

Orig Tax Year 2002
Parent: 05-060004.0000

Eff Rate:- 39.00 — 41.37 — 41.16 — 41.16 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.0010	2.0010	2.0010	2.0010	2.0010			
Land100%	20000	20000	20000	20000		20000	22260	22260
Bldg100%	132510	132510	132510	132510		132510	190830	190820
Totl100%	152510t	152510t	152510t	152510t		152510t	213090t	213080t
Cauv100%								
Tax Value:								
Land 35%	7000	7000	7000	7000		7000	7790	7790
Bldg 35%	46380	46380	46380	46380		46380	66790	66790
Totl 35%	53380t	53380t	53380t	53380t		53380t	74580t	74580t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1895.10	2022.20	2011.38	2011.38	2011.38			
Sp-Asmnt	24.67	37.68	37.68	37.68				

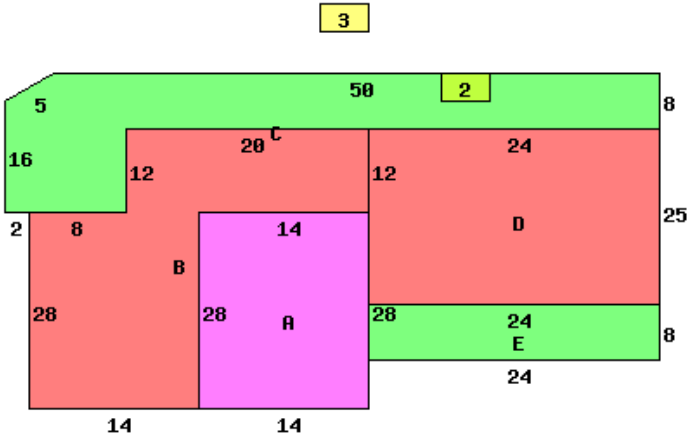
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		392		a	*MAIN
1	F/C	A		632		b	ADDTN
	DK	P		544	8160	c	PORCH
1	F/C	A		600		d	ADDTN
	OFP	P		192	5760	e	PORCH

11-25-2013 CO TRUSTEES OF THE RONALD & CAROL PLEASANT FAMILY DYNASTY TRUST

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
530	2	2013-11-25	PLEASANT RONALD E &	2QC *	0	13510	47740
59	2	2013-02-13	PLEASANT RONALD & CAROL	2FD	105000	13510	47740
391	1	2001-08-06	PLEASANT RACHEL A	1WD	81000	0	0

Year	Land	Bldg	Total	Net Tax
2022	5460	35830	41290	1764.90
2021	5460	35830	41290	1795.98

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
902 MAIN DISTRICT CONSERVANCY	XA/2025			
333 TAYLOR CREEK #1096 - SCIOTO	XA/2025			



13622 TR 180 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1624	124590
	Part Upper	FRAME	392	22180
	Basement		196	4130
	Subtotal			150900
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Unfinished Wall	X				
Floor/Pine		X	X		
Floor/Carpet		X			
Floor/Concrete	X				
Floor/Tile-Lino		X			
Number of Rooms		1	5	2	
Bedrooms			1	2	
Central Heat				A	
FORCED AIR					
Central A/C				A	
Plumbing					
Standard	1				
Extra 3 Fixture	1				

Air Conditioning	3620
Plumbing	2100
Extra Features	13920
Total Value	170540
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Topo: ROLLING	
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	1HB F		2016		C	OLD/GD	170540	.40		184180
2	Garage		16X24	384		C	1930GD	9220	.60		6640
3	Shed	*PP	8X8	64			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	1.0010				5000	5000	5010	5010

Call Back: Sign: PSN Date: 2015-07-23 Lister: