CESSNA TWP
KENTON SD 00070

Hardin County, Ohio
Michael T. Bacon, Auditor

07-150032.0000 AGR
H42 2026

sale

2023	SPEARMAN RUSSEL L & J	1998-10-08
2024	SPEARMAN RUSSEL L & J	1998-10-08
2025	SPEARMAN RUSSEL L & J	1998-10-08
2026	SPEARMAN RUSSEL L & JAN	1998-10-08 PT NW4 SE4 S15 11.477A
	9651 SR 309	2WD
		$10,000
	KENTON OH 43326	

Orig Tax Year 1999
Parent: 07-150010.0000

Eff Rate:- 43.43 — 45.81 — 45.51 — 45.51 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	11.4770	11.4770	11.4770	11.4770	11.4770			
Land100%	70570	70570	70570	70570		70570	102370	102370
Bldg100%	300340	300340	300340	300340		300340	386090	386090
Totl100%	370910t	370910t	370910t	370910t		370910t	488460t	488460t
Cauv100%	35340	35340	35340	35340		70570	102370	40650
Tax Value:								
Land 35%	12370	12370	12370	12370		12370	14230	35830
Bldg 35%	105120	105120	105120	105120		105120	135130	135130
Totl 35%	117490t	117490t	117490t	117490t		117490t	149360t	170960t
Hmstd35%	105980	105980	104470	104470		104470	136840	
Owner Oc	92.28	92.20	90.62	90.62	90.62	hmstd 5250 l	99220 b	
Hmstd RB	715.48	812.62	835.82	835.82	835.82			
Net Tax	3885.42	4068.30	4012.88	4012.88	4012.88			
Cauv Sav	671.42	492.52	521.92	518.36				
Sp-Asmnt	38.96	73.94	73.94	73.94				

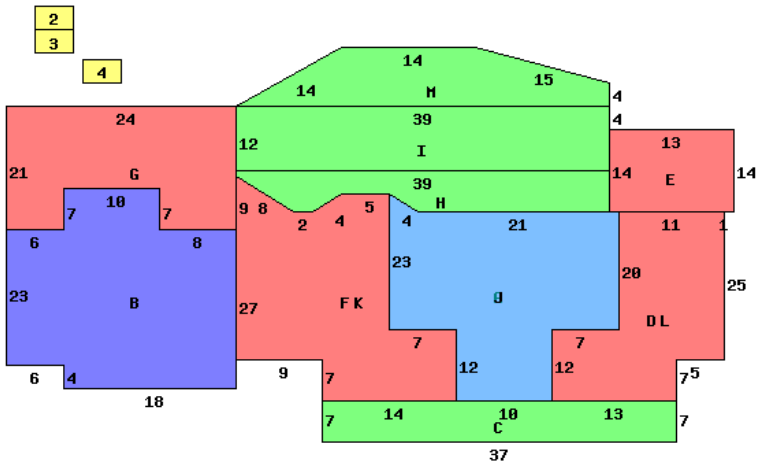
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		605		a	*MAIN
A	F	G		694	16660	b	GRAGE
	OFP	P		259	7770	c	PORCH
1 B	F	A		401		d	ADDTN
1	F/C	A		182		e	ADDTN
1 B	F	A		571		f	ADDTN
1	F/C	A		434		g	ADDTN
	OFP	P		231	6930	h	PORCH
	DK	P		429	6440	i	PORCH
	CATH	X		605		j	OTHER
	VAULT	X		571		k	OTHER
	VAULT	X		401		l	OTHER
	PAT	P		293	880	m	PORCH

#: 31 L/W
gas fireplace
071500310000 1.445a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
589	2	1998-10-08	SPEARMAN RUSSEL L & JANI	2WD	10000	0	0

Year	Land	Bldg	Total	Net Tax
2022	7530	89530	97060	3566.00
2021	7530	89530	97060	3579.46

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



9651 SR 309 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2193	148070
	Qtr Story	FRAME	694	2980
	Basement		1577	29180
	Subtotal			180230
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		D	Air Conditioning	3820
Unfinished Wall	X		Plumbing	3500
Floor/Carpet		X	Garages and Carports	16660
Floor/Concrete	X		Extra Features	22020
Floor/Tile-Lino		X	Total Value	226230
Number of Rooms	2	6		
Bedrooms		3	PUB ELECTRIC	
			PRIV WATER	
Central Heat		A	PRIV SEWER	
FORCED AIR			PUB PAVED ST/RD	
Central A/C		A	Topo: ROLLING	
Plumbing				
Standard	1		Neighborhood:	
Extra 3 Fixture	1		Code:	700
Extra Fixture	2		Dwl/Gar/NC%	1.5500

	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		2193		B	1999GD	294100	.19		369240	
2	Pole Build	M	30X40	1200		C	1998AV	17400	.55		7830	CONCRET FL
3	P	OFP	8X40	320		C	1998AV	9600	.55		4320	
4	Pole Build	M	24X30	720		C	2000AV	10440	.55		4700	CONCRET FL

Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB	BLOUNT SILT LOAM, 2	5.0805	8370	42520	2230	11330
C 14	GWB	GLYNWOOD SILT LOAM	1.0175	7830	7970	1630	1660
C 16	GYC2	GLYNWOOD CLAY LOAM	3.1026	6890	21380	870	2700
C 39	PM	PEWAMO SILTY CLAY L	.9302	9410	8750	3450	3210
670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
980	ROAD	ROAD	.3462				
			11.477		102370	(100%)	40650 CAUV # 3000
					35830	(35%)	14230

Call Back: Sign: PSN Date: 2015-04-16 Lister:
Call Back: Sign: PSN Date: 2019-04-16 Lister: