CESSNA TWP
KENTON SD 00070

Hardin County, Ohio
Michael T. Bacon, Auditor

07-210002.0000 RES
H11 2025

sale

2022 MORAN SHARON	2015-02-06	
2023 MORAN SHARON	2015-02-06	
2024 MORAN SHARON	2015-02-06	
2025 MORAN SHARON	2015-02-06 PT E 1/2 NW 1/4 FRAC S21	
8262 TR 100	1QC 10.00A	
	$0	
ALGER OH 45812		

2026 YOAKAM SHARON ALISE	2025-04-16	
8262 TR 100	1QC	
ALGER OH 45812		

Eff Rate: 49.57 — 43.43 — 45.81 — 45.51 — a/r

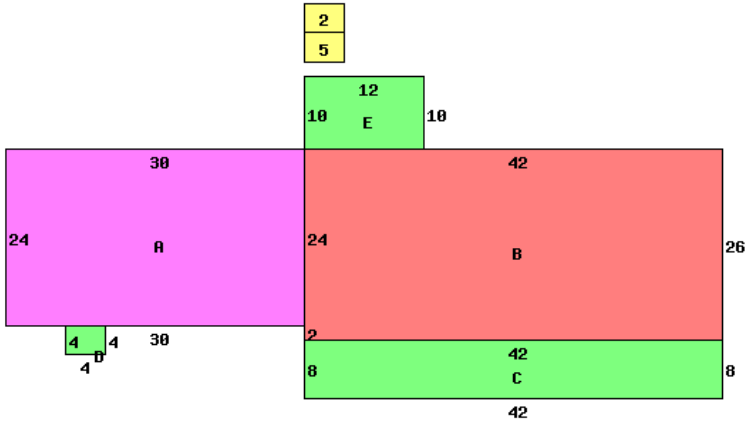
Tax Year	2022	2023	2024	2025	2025			CAMA
Prop Cls	511	511	511	511	511			511
Acres	10.0000	10.0000	10.0000	10.0000	10.0000			
Land100%	27370	27310	27310	27310	27310			27320
Bldg100%	94600	103030	103030	103030	103030			103040
Totl100%	121970t	130340t	130340t	130340t	130340t			130360t
Cauv100%								
Tax Value:								
Land 35%	9580	9560	9560	9560	9560			9560
Bldg 35%	33110	36060	36060	36060	36060			36060
Totl 35%	42690t	45620t	45620t	45620t	45620t			45630t
Hmstd35%	36390	39800	39800	39800	39800			
Owner Oc	35.10	34.66	34.62	34.52	34.52	hmstd 5250 l	34550 b	
Hmstd RB								
Net Tax	1916.12	1787.64	1896.40	1883.36	1883.36			
Sp-Asmnt	24.79	24.79	47.12	47.12				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		720		a	*MAIN
1	F/C	A		1092		b	ADDTN
	OFP	P		336	10080	c	PORCH
	DK	P		16	240	d	PORCH
	DK	P		120	1800	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
179	1	2025-04-16	YOAKAM SHARON ALISE	1QC	*	0	27310	103030
59	1	2015-02-06	MORAN SHARON	1QC	*	0	25290	77830
301	1	2011-07-27	YOAKAM LOLA A & SHARON MO	1SD	*	0	25260	80370
96	1	2008-03-07	YOAKAM LOLA A	1QC	*	0	24690	70800

Year	Land	Bldg	Total	Net Tax
2021	9580	33110	42690	1923.26
2020	9580	33110	42690	1659.92

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



8262 TR 100 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1812	129690
	Subtotal			129690
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Extra Features	12120
Floor/Carpet	X	Total Value	141810
Floor/Tile-Lino	X		
Number of Rooms	5	PUB ELECTRIC	
Bedrooms	3	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Plumbing		Neighborhood:	
Standard	1	Code:	700
		Dwl/Gar/NC%	1.1900

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Blt/Renov Grade	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F		1812		C-	1975AV	127630	.35		98720
2	Pole Build		12X24	288		C	1990AV	3460	.65		1210
5	Pole Build	M 0	24X24	576		C	1998AV	6910	.55		3110

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
homesite	1.0000				15000	15000	15000	15000	
small acreage	8.8000				5000	2800	24640	12320	Topography
road	.2000								

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

07-210002.0000-v082020R