

CESSNA TWP
KENTON SD

00070

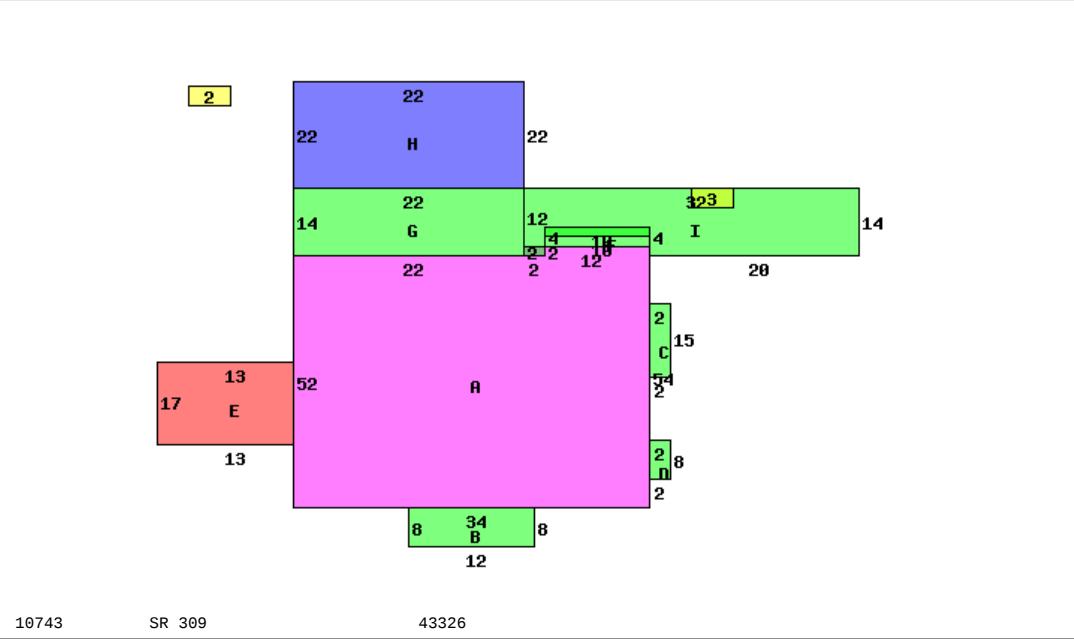
Hardin County, Ohio
Michael T. Bacon, Auditor

07-230019.0000
J51

RES
2025

2022 WELLS RONALD C & VICK		2008-09-15	Tax Year				2022	2023	2024	2025	CAMA
2023 WELLS RONALD C		2022-05-03	Prop Cls				511	511	511	511	511
2024 WELLS RONALD C		2022-05-03	Acres				2.0000	2.0000	2.0000	2.0000	
2025 WELLS RONALD C		2022-05-03 PT E2 NE4 S23 2.00A	Land100%				15600	20000	20000	20000	20000
10743 SR 309		1AF SEE PCL 07-230019.01 FOR	Bldg100%				105770	122600	122600	122600	122590
KENTON OH 43326		\$0 REST OF SPECIALS	Totl100%				121370t	142600t	142600t	142600t	142590t
			Cauv100%								
			Tax Value:								
			Land 35%				5460	7000	7000	7000	7000
			Bldg 35%				37020	42910	42910	42910	42910
			Totl 35%				42480t	49910t	49910t	49910t	49910t
			Hmstd35%				40910	47380	47380	47380	
			Owner Oc				39.46	41.26	41.22	41.10	
			Hmstd RB								
			Net Tax				1902.14	1952.40	2071.38	2057.14	
			Sp-Asmnt				30.00	34.00	30.00	33.00	

SHB+ 1 BA	CONS F OFF BAY F/C EFP EBW F PAT	TYPE M P P A P P G P	FACT	SQ-FT 1792 96 30 16 221 40 308 484 408	VALUE 2880 1140 610 1600 12320 11620 1220	a b c d e f g h i	*MAIN PORCH PORCH PORCH ADDTN PORCH PORCH GRAGE PORCH
gas fireplace							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
212	1	2022-05-03	WELLS RONALD C	1AF *	0	15600	105770
471	1	2008-09-15	WELLS RONALD C & VICKIE	1SD	135000	12910	86060
681	1	1996-11-01	TAYLOR THOMAS L & CATHLE	1WD	88000	9000	45940
393	1	1994-05-11	BAKER JESS F & LINDA L	1FD *	29600	0	55600
Year	Land	Bldg	Total	Net Tax			
2021	5460	37020	42480	1909.28			
2020	5460	37020	42480	1647.18			
p r o j e c t					ben acres	/	% factor
126	MATHEWS - BLANCHARD DIST			XA/2025			
129	HEATH - BLANCHARD DIST			XA/2025			
131	BLANCHARD RIVER MAINT			XA/2025			
500	HARDIN COUNTY LANDFILL			XA/2025			
235	KELLOGG #983 - BLANCHARD			XA/2025			
921	BLANCHARD RIVER MAINT			XA/2023			
286	DEARDORFF #1024 - BLANCHARD			XA/2025			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS													
Story Height	1			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
Floor Level		Main	FRAME	2013	137690	1 DWELLING	1 BAF	22X24	2693		C+	1925AV		224790	.55		120370
		Qtr Story	FRAME	1792	6250	2 Pole Build		8X10	528		C	1980AV		6340	.65		2220
		Basement		680	12880	3 Shed	*PP		96			1997FR		0			0
		Subtotal			156820												
Shingle		Roof	GABLE														
Plaster/Drywall	B 1 2 U A					homesite	acres/	effective	depth	depth	actual	effective	extended	true			
Unfinished Wall	X			Attic Finish	11270	small acreage	frontage	frontage		factor	rate	rate	value	value			
Floor/Pine	X	X	680 sq ft	Air Conditioning	4870		1.0000				5000	5000	5000	5000			
Floor/Carpet	X			Garages and Carports	11620												
Floor/Concrete	X			Extra Features	19770												
Number of Rooms	1 8	1		Total Value	204350												
Bedrooms	2	1		PUB ELECTRIC													
Central Heat	A			PRIV WATER													
FORCED AIR				PRIV SEWER													
Central A/C	A			PUB PAVED ST/RD													
Plumbing				Topo: ROLLING													
Standard	1			Neighborhood:													
				Code:	700												
				Dwl/Gar/NC%	1.1900												
Call Back: Sign: PSN Date: 2015-04-17 Lister: 07-230019-0000-v082020P																	

Call Back:

Sign: PSN Date: 2015-04-17 Lister:

07-230019.0000-v082020R