CESSNA TWP
KENTON SD 00070

Hardin County, Ohio
Michael T. Bacon, Auditor

07-230021.0000 RES
J31 2026

## sale

| | | |
|---|---|---|
| 2023 ANDERSON ROSALIND L T | 2019-06-07 | |
| 2024 ANDERSON ROSALIND L T | 2019-06-07 | |
| 2025 ANDERSON ROSALIND L T | 2019-06-07 | |
| 2026 ANDERSON ROSALIND L TRU | 2019-06-07 PT W 1/2 SW 1/4 S23 | |
| 9564 TR 115 | 7AF | 1.614A |
| | $0 | |
| KENTON OH 43326 | | |

## Eff Rate: – 43.43 — 45.81 — 45.51 — 45.51 — a/r

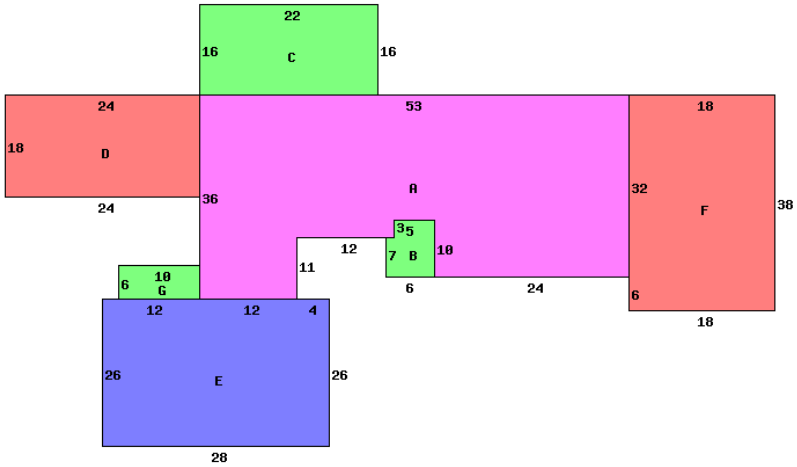
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 0 | 511 | 511 | 511 |
| Acres | 1.6100 | 1.6100 | 1.6100 | 1.6100 | 1.6100 | | | |
| Land100% | 18060 | 18060 | 18060 | 18060 | | 18060 | 20310 | 20300 |
| Bldg100% | 202770 | 202770 | 202770 | 202770 | | 202770 | 264110 | 264110 |
| Totl100% | 220830t | 220830t | 220830t | 220830t | | 220830t | 284430t | 284410t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 6320 | 6320 | 6320 | 6320 | | 6320 | 7110 | 7110 |
| Bldg 35% | 70970 | 70970 | 70970 | 70970 | | 70970 | 92440 | 92440 |
| Totl 35% | 77290t | 77290t | 77290t | 77290t | | 77290t | 99550t | 99540t |
| Hmstd35% | 76220 | 76220 | 76220 | 76220 | | 76220 | 98480 | |
| Owner Oc | 66.36 | 66.30 | 66.12 | 66.12 | 66.12 | hmstd 5250 l | 70970 b | |
| Hmstd RB | | | | | | | | |
| Net Tax | 3021.02 | 3205.24 | 3183.18 | 3183.18 | 3183.18 | | | |
| Sp-Asmnt | 26.15 | 55.60 | 55.60 | 55.60 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1610 | | a | *MAIN |
| | STP | P | | 57 | 230 | b | PORCH |
| | PAT | P | | 352 | 1060 | c | PORCH |
| 1 | F/C | A | | 432 | | d | ADDTN |
| | F2 | G | | 728 | 17470 | e | GRAGE |
| 1 | F/C | A | | 684 | | f | ADDTN |
| | STP | P | | 60 | 240 | g | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 213 | 7 | 2019-06-07 | ANDERSON ROSALIND L TRUST | 7AF * | 0 | 13830 | 164400 |
| 500 | 2 | 2013-10-30 | ANDERSON JOHN W & ROSALIN | 2WD * | 0 | 12340 | 151970 |
| 374 | 2 | 1999-07-06 | ANDERSON JOHN W | 2UN * | 0 | 7710 | 72290 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 5050 | 64240 | 69290 | 3100.80 |
| 2021 | 5050 | 64240 | 69290 | 3112.44 |

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




9564 TR 115 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 2726 | 175660 |
| | Subtotal | | | 175660 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Air Conditioning | 4690 |
| Floor/Hardwood | X | Plumbing | 3500 |
| Floor/Carpet | X | Garages and Carports | 17470 |
| Number of Rooms | 1 | Extra Features | 1530 |
| Bedrooms | 4 | Total Value | 202850 |
| Central Heat | A | PUB ELECTRIC | |
| GEO THERM | | PRIV WATER | |
| Heat Pump | A | PRIV SEWER | |
| Central A/C | A | PUB PAVED ST/RD | |
| Plumbing | | | |
| Standard | 1 | Neighborhood: | |
| Extra 3 Fixture | 1 | Code: | 700 |
| Extra 2 Fixture | 1 | 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 F/C | | 2726 | | B- | 1974GD | 243420 | .30 | | 264110 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | 1.0000 | | | | 17250 | 17250 | 17250 | 17250 |
| small acreage | .6100 | | | | 5000 | 5000 | 3050 | 3050 |

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