CESSNA TWP
KENTON SD 00070

Hardin County, Ohio
Michael T. Bacon, Auditor

07-240003.0000 AGR
J101 2026

sale

2023	MCCLURE DENESE D TRUS	2018-10-25
2024	MCCLURE DENESE D TRUS	2018-10-25
2025	MCCLURE DENESE D TRUS	2018-10-25
2026	MCCLURE DENESE D TRUSTE	2018-10-25 PT W 1/2 NE 1/4 S24
	11724 TR 100	3QC 50.00A SEE 07-240003.01
		$0 FOR REST OF SPECIAL ASSES
	KENTON OH 43326	

2028	MCCLURE DENESE D	2026-01-21
	11724 TR 100	1FD
	KENTON OH 43326	

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

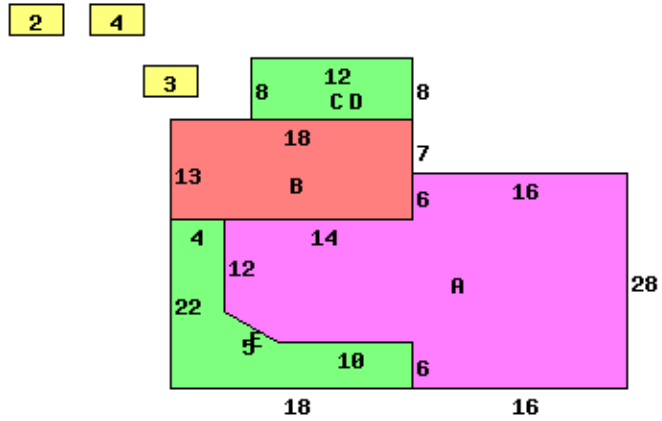
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	50.0000	50.0000	50.0000	50.0000	50.0000			
Land100%	304490	304490	304490	304490		304490	441600	441590
Bldg100%	111490	111490	111490	111490		111490	135740	135740
Totl100%	415970t	415970t	415970t	415970t		415970t	577340t	577330t
Cauv100%	146830	146830	146830	146830		304490	441600	147730
Tax Value:								
Land 35%	51390	51390	51390	51390		51390	51710	154560
Bldg 35%	39020	39020	39020	39020		39020	47510	47510
Totl 35%	90410t	90410t	90410t	90410t		90410t	99220t	202070t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	3611.46	3826.88	3800.86	3800.86	3800.86			
Cauv Sav	3193.98	2204.16	2335.66	2319.80				
Sp-Asmnt	155.28	151.28	171.76	171.76				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		664		a	*MAIN
1 B	F	A		234		b	ADDTN
	CAN	P		96	770	c	PORCH
	DK	P		96	1440	d	PORCH
	OFP	P		180	5400	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
45	1	2026-01-21	MCCLURE DENESE D	1FD *	0	304490	111490
424	3	2018-10-25	MCCLURE DENESE D TRUSTEE	3QC *	0	276940	86860

Year	Land	Bldg	Total	Net Tax
2022	27260	33460	60720	2775.30
2021	27260	33460	60720	2785.50

project			ben acres	/ %	factor
126	MATHEWS - 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			



11724 TR 100 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	898	102350
	Full Upper	FRAME	664	51630
	Basement		234	4790
	Subtotal			158770
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	Extra Features	7610
Unfinished Wall	X	Total Value	166380
Floor/Pine	X X		
Floor/Tile-Lino	L	PUB ELECTRIC	
Number of Rooms	1 4 3	PUB GAS	
Bedrooms	1 3	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Plumbing		Neighborhood:	
Standard	1	Code:	700
		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	2 F/C		1562		C-	1922AV	149740	.55		104440	
2	Pole Build		48X50	2400		C	1990AV	23040	.65		8060	1 SIDE OPN
3	Shed	*SV 0	12X14	168			OLD/FR	200			200	
4	Pole Build		40X64	2560		C	2015AV	30720	.25		23040	

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	2.5716	8740	22480	2550	6560
C	2	BOB	BLOUNT SILT LOAM, 2	20.6663	8370	172980	2230	46090
C	14	GWB	GLYNWOOD SILT LOAM	6.9701	7830	54580	1630	11360
C	39	PM	PEWAMO SILTY CLAY L	15.9783	9410	150360	3450	55130
W	2	BOB	BLOUNT SILT LOAM, 2	.0801	4540	360	230	20
W	39	PM	PEWAMO SILTY CLAY L	.0435	7790	340	230	10
	670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
	980	ROAD	ROAD	.6901				
C	1	BOA	BLOUNT SILT LOAM 0-	.0198	8740	170	2550	50
C	2	BOB	BLOUNT SILT LOAM, 2	.0008	8370	10	2230	
C	14	GWB	GLYNWOOD SILT LOAM	.0389	7830	300	1630	60
C	39	PM	PEWAMO SILTY CLAY L	1.9405	9410	18260	3450	6700
				50		441590	(100%)	147730
						154560	(35%)	51710

CAUV # 4740

Call Back: Sign: PSN Date: 2016-01-26 Lister:

07-240003.0000-v082020R