CESSNA TWP
KENTON SD 00070

Hardin County, Ohio
Michael T. Bacon, Auditor

07-240014.0000 RES
J102 2024

## sale

| | | |
|---|---|---|
| 2021 | DOWNEY FAMILY REVOC L | 2001-03-14 |
| 2022 | DOWNEY FAMILY REVOC L | 2001-03-14 |
| 2023 | DOWNEY FAMILY REVOC L | 2001-03-14 |
| 2024 | DOWNEY FAMILY REVOC LIV | 2001-03-14 PT N 1/2 SW 1/4 S24 |
| | 11490 TR 100 | 5QC 2.21A |
| | | $0 |
| | KENTON OH 43326 | |

## Eff Rate: – 49.73 — 49.57 — 43.43 — 45.81 — a/r

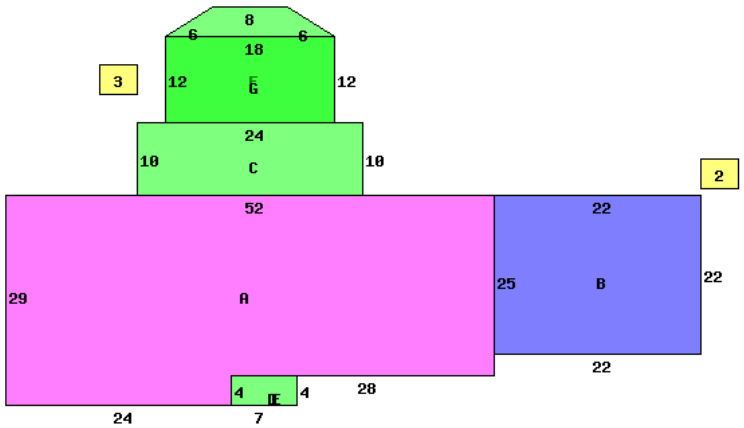
| | 2021 | 2022 | 2023 | 2024 | | CAMA |
|---|---|---|---|---|---|---|
| Tax Year | 2021 | 2022 | 2023 | 2024 | | |
| Prop Cls | 511 | 511 | 511 | 511 | | 511 |
| Acres | 2.2100 | 2.2100 | 2.2100 | 2.2100 | | |
| Land100% | 16230 | 16230 | 21060 | 21060 | | 21050 |
| Bldg100% | 126660 | 126660 | 136830 | 136830 | | 136840 |
| Totl100% | 142890t | 142890t | 157890t | 157890t | | 157890t |
| Cauv100% | | | | | | |
| Tax Value: | | | | | | |
| Land 35% | 5680 | 5680 | 7370 | 7370 | | 7370 |
| Bldg 35% | 44330 | 44330 | 47890 | 47890 | | 47890 |
| Totl 35% | 50010t | 50010t | 55260t | 55260t | | 55260t |
| Hmstd35% | 42990 | 42990 | 46820 | 46820 | | |
| Owner Oc | 41.46 | 41.48 | 40.76 | 40.72 | hmstd 5250 l 41570 b | |
| Hmstd RB | 392.94 | 391.52 | 358.32 | 406.32 | | |
| Net Tax | 1859.78 | 1852.78 | 1808.28 | 1892.02 | | |
| Sp-Asmnt | 27.00 | 27.00 | 32.79 | 28.79 | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 B | F | M | | 1396 | | a | *MAIN |
| | F2 | G | | 484 | 11620 | b | GRAGE |
| | EFP | P | | 240 | 9600 | c | PORCH |
| | RFX | P | | 28 | 280 | d | PORCH |
| | STP | P | | 28 | 110 | e | PORCH |
| | DK | P | | 268 | 4020 | f | PORCH |
| | CAN | P | | 216 | 1730 | g | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 109 | 5 | 2001-03-14 | DOWNEY FAMILY REVOC LIVI | 5QC * | 0 | 11170 | 83630 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2020 | 5680 | 44330 | 50010 | 1605.22 |
| 2019 | 5470 | 39450 | 44920 | 1346.26 |

| p r o j e c t | | ben acres / % factor |
|---|---|---|
| 126 MATHEWS - BLANCHARD DIST | XA/2024 | |
| 131 BLANCHARD RIVER MAINT | XA/2024 | |
| 500 HARDIN COUNTY LANDFILL | XA/2024 | |
| 286 DEARDORFF #1024 - BLANCHARD | XA/2024 | |
| 921 BLANCHARD RIVER MAINT | XA/2023 | |




11490 TR 100 43326

Occupancy 1 Single Family

Story Height 1
Floor Level

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| | Main | FRAME | 1396 | 111040 |
| | Basement | | 1396 | 25840 |
| | Subtotal | | | 136880 |
| Shingle | Roof | GABLE | | |

*DWELLING COMPUTATIONS

B 1 2 U A

| | |
|---|---|
| Plaster/Drywall | X |
| Unfinished Wall | X |
| Floor/Pine | X |
| Floor/Carpet | X |
| Floor/Concrete | X |
| Floor/Tile-Lino | X |
| Number of Rooms | 1 6 |
| Bedrooms | 3 |
| Central Heat | A |
| ELECTRIC | |
| Plumbing | |
| Standard | 1 |
| Extra 3 Fixture | 1 |

| | |
|---|---|
| Plumbing | 2100 |
| Garages and Carports | 11620 |
| Extra Features | 15740 |
| Total Value | 166340 |

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:

| | |
|---|---|
| Code: | 700 |
| Dwl/Gar/NC% | 1.1900 |

| | 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 | | 1396 | | C | 1970AV | 166340 | .40 | | 118770 |
| 2 | Garage | | 36X48 | 1728 | | C | 1987AV | 41470 | .65 | | 17270 |
| 3 | Shed | *SV 0 | 12X16 | 192 | | | OLD/AV | 800 | | | 800 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | 1.0000 | | | | 15000 | 15000 | 15000 | 15000 |
| small acreage | 1.2100 | | | | 5000 | 5000 | 6050 | 6050 |

Call Back: Sign: PSN Date: 2015-04-17 Lister: 07-240014.0000-v082020R