GOSHEN TWP
KENTON SD 00130

Hardin County, Ohio
Michael T. Bacon, Auditor

14-140017.0000 RES
F25 2025

sale

2022	MCCLEESE E JAMES & HE	1998-09-18
2023	MCCLEESE E JAMES & HE	1998-09-18
2024	MCCLEESE E JAMES & HE	1998-09-18
2025	MCCLEESE E JAMES & HEAT	1998-09-18 PT SE1/4 NE1/4 SE1/4 S23
	9709 TR 245	1WD 3.00A
		$87,000
	KENTON OH 43326	

Eff Rate: – 51.44 — 44.77 — 47.15 — 46.85 — a/r

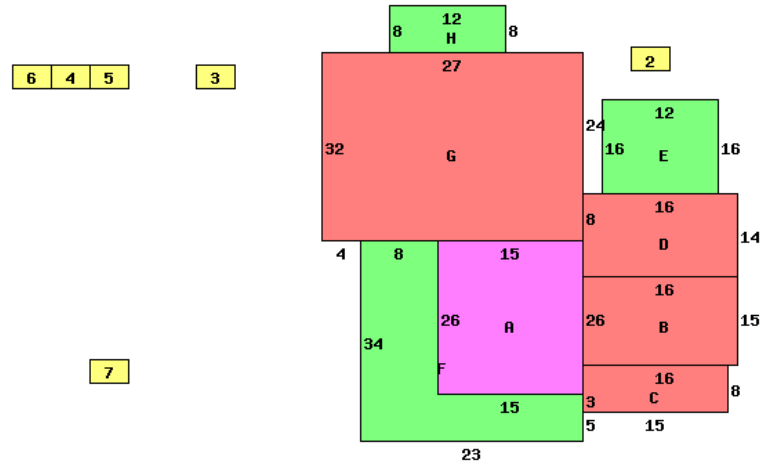
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	
Land100%	18000	24000	24000	24000	24000
Bldg100%	157970	199970	199970	199970	199970
Totl100%	175970t	223970t	223970t	223970t	223970t
Cauv100%					
Tax Value:					
Land 35%	6300	8400	8400	8400	8400
Bldg 35%	55290	69990	69990	69990	69990
Totl 35%	61590t	78390t	78390t	78390t	78390t
Hmstd35%	53880	68810	68810	67200	
Owner Oc	53.36	61.26	61.20	59.60	hmstd 5250 l 61950 b
Hmstd RB					
Net Tax	2870.98	3169.08	3355.80	3334.94	
Sp-Asmnt	18.00	18.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		390		a	*MAIN
1H	F/C	A		240		b	ADDTN
1	F	A		120		c	ADDTN
1	F/C	A		224		d	ADDTN
	DK	P		192	2880	e	PORCH
	OFP	P		392	11760	f	PORCH
1	F/C	A		864		g	ADDTN
	OFP	P		96	2880	h	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
547	1	1998-09-18	MCCLEESE E JAMES & HEATH	1WD	87000	10770	26340
946	2	1990-11-27		2UN *	20500	0	22600

Year	Land	Bldg	Total	Net Tax
2021	6300	55290	61590	2881.38
2020	6300	55290	61590	2502.20

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			



9709 TR 245 43326

Occupancy 1 Single Family

Story Height 1H

Floor Level			Sq-Ft	Value
	Main	FRAME	1838	131550
	Part Upper	FRAME	630	31230
	Basement		390	7530
	Subtotal			170310
Metal	Roof	GABLE		

*DWELLING COMPUTATIONS

	B	1	2	U	A
Plaster/Drywall		P	P		
Panelled Wall		X			
Unfinished Wall	X				
Floor/Pine		X	X		
Floor/Carpet		X	X		
Number of Rooms	1	4	3		
Bedrooms			3		
Central Heat		A			
FORCED AIR					
Central A/C		A			
Plumbing					
Standard	1				

Air Conditioning	4420
Extra Features	17520
Total Value	192250
PUB ELECTRIC	
PUB GAS	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	1400
Dwl/Gar/NC%	1.2400

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	DWELLING	1HB F		2468		C	OLD/VG	192250	.30		166870	
2	Garage		24X28	672		C	1997AV	18140	.55		10120	ELECTRIC CONCRET FL
3	WELL HSE	*NV 0	6X6	36			OLD/AV	0			0	
4	Pole Build			2112		C	2010AV	30620	.40		18370	CONCRET FL
5	P	OFP	8X24	192		C	2010AV	5760	.40		3460	
6	P	OFP	8X8	64		C	2010AV	1920	.40		1150	
7	POND	*.55A		0			OLD/	0			0	

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	1.8000				5000	5000	9000	9000
road	.2000							

Call Back: Sign: PSN Date: 2016-01-26 Lister: 14-140017.0000-v082020R