GOSHEN TWP
KENTON SD 00130

Hardin County, Ohio
Michael T. Bacon, Auditor

14-140017.0000 RES
F25 2026

sale

2023 MCCLEESE E JAMES & HE	1998-09-18	
2024 MCCLEESE E JAMES & HE	1998-09-18	
2025 MCCLEESE E JAMES & HE	1998-09-18	
2026 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: – 44.77 — 47.15 — 46.85 — 46.85 — a/r

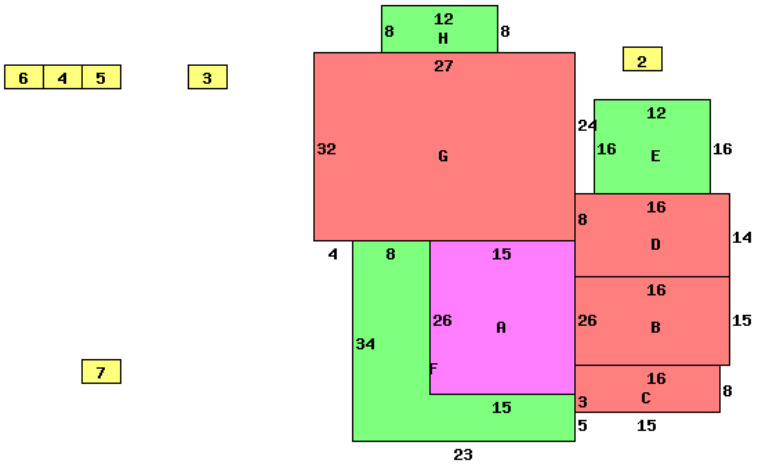
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	3.0000			
Land100%	24000	24000	24000	24000		24000	26260	26250
Bldg100%	199970	199970	199970	199970		199970	244230	244220
Totl100%	223970t	223970t	223970t	223970t		223970t	270490t	270470t
Cauv100%								
Tax Value:								
Land 35%	8400	8400	8400	8400		8400	9190	9190
Bldg 35%	69990	69990	69990	69990		69990	85480	85480
Totl 35%	78390t	78390t	78390t	78390t		78390t	94670t	94660t
Hmstd35%	68810	68810	67200	67200		67200	83470	
Owner Oc	61.26	61.20	59.60	59.60	59.60	hmstd 5250 l	61950 b	
Hmstd RB								
Net Tax	3169.08	3355.80	3334.94	3334.94	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
2022	6300	55290	61590	2870.98
2021	6300	55290	61590	2881.38

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



9709 TR 245 43326

Occupancy 1 Single Family

			*DWELLING COMPUTATIONS Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1838	131550
	Part Upper	FRAME	630	31230
	Basement		390	7530
	Subtotal			170310
Metal	Roof	GABLE		

	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%	1.5500

	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		208590	
2	Garage		24X28	672		C	1997AV	18140	.55		12650	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				17250	17250	17250	17250
small acreage	1.8000				5000	5000	9000	9000
road	.2000							

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