

LYNN TWP
KENTON SD

00250

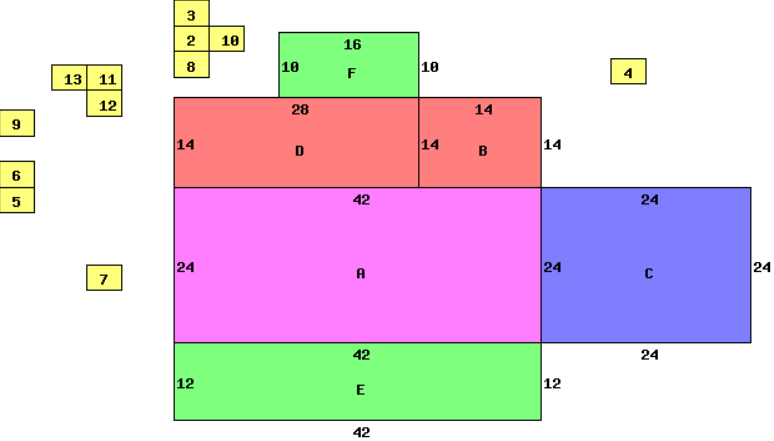
Hardin County, Ohio
Michael T. Bacon, Auditor

26-020033.0000
C01

RES
2025

Sale					Eff Rate:- 49.68 — 43.90 — 46.27 — 45.98 — a/r							
2022 SHEPHERD DAVID A & ST	2019-10-25				Tax Year	2022	2023	2024	2025	2025		CAMA
2023 SHEPHERD DAVID A & ST	2019-10-25				Prop Cls	511	511	511	511	511		511
2024 SHEPHERD DAVID A & ST	2019-10-25				Acres	5.2600	5.2600	5.2600	5.2600	5.2600		
2025 SHEPHERD DAVID A & STAC	2019-10-25	10054	13938	5.26A	Land100%	22660	31770	31770	31770	31770		34030
10976 TR 115	1SD				Bldg100%	99860	165340	165340	165340	165340		198120
KENTON OH 43326	\$224,000				Totl100%	122510t	197110t	197110t	197110t	197110t		232150t
					Cauv100%							
					Tax Value:							
					Land 35%	7930	11120	11120	11120	11120		11910
					Bldg 35%	34950	57870	57870	57870	57870		69340
					Totl 35%	42880t	68990t	68990t	68990t	68990t		81250t
					Hmstd35%	27640	47290	47290	47290	47290		
					Owner Oc	26.74	41.74	41.68	41.56	41.56	hmstd 5250 l	42040 b
					Hmstd RB							
					Net Tax	1937.68	2743.18	2907.50	2887.80	2887.80		
					Sp-Asmnt	23.20	23.20	52.44	52.44			

SHB+ 1 B 1 1	CONS F F/C F2 F/C OFP DK	TYPE M A G A P P	FACT	SQ-FT 1008 196 576 392 504 160	VALUE 13820 15120 2400	a b c d e f	*MAIN ADDTN GRAGE ADDTN PORCH PORCH
Sale# 483 187	#p 1	sale date 2019-10-25 1998-04-10	To SHEPHERD DAVID A & STACIA NEWLAND PAUL R JR & CHRIS	Type/Invalid? 1SD 1FD	Sale\$ 224000 75000	co:land 22060 12540	co:bldg 89260 56740
Year 2021 2020	Land 7930 7930	Bldg 34950 34950	Total 42880 42880	Net Tax 1944.98 1680.60			
p r o j e c t 902 MAIN DISTRICT CONSERVANCY 500 HARDIN COUNTY LANDFILL				XA/2025 XA/2025	ben acres	/ %	factor



Occupancy 1 Single Family				*DWELLING COMPUTATIONS											
Story Height	1			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Floor Level						1 DWELLING	1 B F	FtxFt	Area		Cond	Value	Dpr	Dpr	Value
		Main	FRAME	1596	125400	2 Garage		24X30	720		D	OLD/GD	180360	.40	151500
		Basement		1008	18790	3 Shed		16X30	480		D	1976AV	13820	.65	6770
		Subtotal			144190	4 Shed	*PP	8X10	80			2001AV	4610	.55	2070
Shingle		Roof	GABLE			5 POND	*.25A		0			OLD/	0		0
	B 1 2 U A					6 P	DK	14X14	196		C	OLD/	0		0
Plaster/Drywall	X				2000	7 Shed	*PP	8X14	112		C	2000AV	2940	.55	1320
Unfinished Wall	X				2830	8 P		14X24	336		D	OLD/FR	0		0
Floor/Pine	X					9 Shelter		24X30	720		D	OLD/FR	8060	.70	2420
Floor/Carpet	X				13820	10 P		24X30	720		C	2015AV	7740	.25	5810
Number of Rooms	1 4				17520	10 P	CAN	10X20	200		C	2001AV	1600	.55	720
Bedrooms	2					11 RETAIL		24X52	1248	14.08	C	2016AV	17570	.10	15810
					180360	12 P	OFP	8X44	352		C	2016AV	10560	.25	7920
						13 P	OFP	7X24	168		C	2016AV	5040	.25	3780
Fireplace															
Openings	1														
Stacks	1														
Central Heat	A														
FORCED AIR															
Central A/C	A														