LYNN TWP
KENTON SD 00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-020043.0000 RES
B27 2026

sale

2023 BOLEN LINDA SUE	2004-09-15	
2024 BOLEN LINDA SUE	2004-09-15	
2025 BOLEN LINDA SUE	2004-09-15	
2026 BOLEN LINDA SUE	2004-09-15	10054 2.278A
10623 CR 106	2AF	
	$0	
KENTON OH 43326		

Eff Rate:- 43.90 — 46.27 — 45.98 — 45.98 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.2780	2.2780	2.2780	2.2780	2.2780			
Land100%	20430	20430	20430	20430		20430	22690	22690
Bldg100%	103230	103230	103230	103230		103230	130200	130200
Totl100%	123660t	123660t	123660t	123660t		123660t	152890t	152890t
Cauv100%								
Tax Value:								
Land 35%	7150	7150	7150	7150		7150	7940	7940
Bldg 35%	36130	36130	36130	36130		36130	45570	45570
Totl 35%	43280t	43280t	43280t	43280t		43280t	53510t	53510t
Hmstd35%	41380	41380	41380	41380		41380	51610	
Owner Oc	36.52	36.48	36.38	36.38	36.38	hmstd 5250 l	36130 b	
Hmstd RB	362.10	410.26	422.08	422.08	422.08			
Net Tax	1348.44	1403.38	1379.24	1379.24	1379.24			
Sp-Asmnt	25.89	42.49	42.49	42.49				

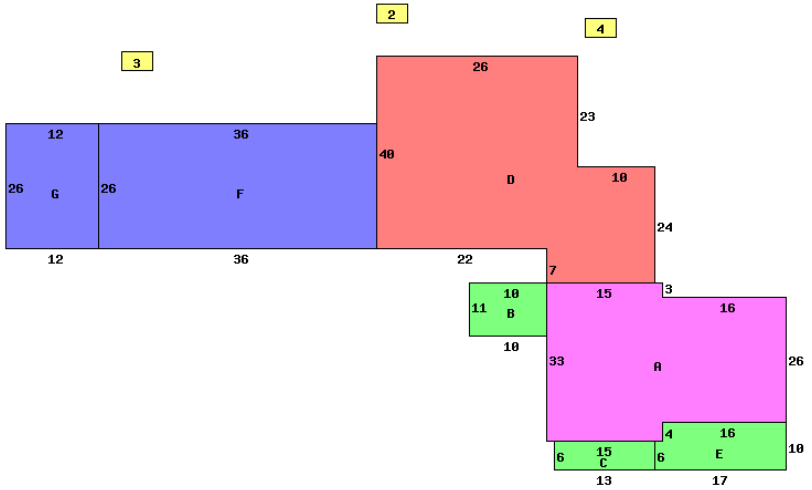
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		911		a	*MAIN
	PAT	P		110	330	b	PORCH
	OFP	P		78	2340	c	PORCH
1	F/C	A		1308		d	ADDTN
	DK	P		166	2490	e	PORCH
	F	G		936	22460	f	GRAGE
	F	G		312	7490	g	GRAGE

#: 49 L/W
260200490000 .088a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
426	2	2004-09-15	BOLEN LINDA SUE	2AF *	0	11000	39660
1004	2	1989-11-28		2WD	45000	0	25800

Year	Land	Bldg	Total	Net Tax
2022	5550	27650	33200	1097.58
2021	5550	27650	33200	1101.74

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



10623 CR 106 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2219	148560
	Basement		911	17010
	Subtotal			165570
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	3880
Unfinished Wall	X	Plumbing	2100
Floor/Pine	X	Garages and Carports	29950
Floor/Tile-Lino	T	Extra Features	5160
Number of Rooms	1 7	Total Value	206660
Bedrooms	4		
		PUB ELECTRIC	
Central Heat	A	PRIV WATER	
FORCED AIR		PRIV SEWER	
Central A/C	A	PUB PAVED ST/RD	
Plumbing		Topo: ROLLING	
Standard	1		
Extra 3 Fixture	1	Neighborhood:	
		Code:	2600
		Dwl/Gar/NC%	1.4000

	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		2219		C	OLD/AV	206660	.55		130200
2	Shed	*PP F	8X12	96			OLD/	0			0
3	Shed	*PP F 0	10X10	100			OLD/	0			0
4	Shed	*PP F 0	6X6	36			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	1.0880				5000	5000	5440	5440
road	.1900							

Call Back: Sign: PSN Date: 2015-03-30 Lister:

26-020043.0000-v082020R