

LYNN TWP
KENTON SD

00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-080007.0000
L05

AGR
2025

sale

Eff Rate:- 49.68 — 43.90 — 46.27 — 45.98 — a/r

2022 EBY JOEL BRENT & JENN	2002-07-05		
2023 EBY JOEL BRENT & JENN	2002-07-05		
2024 EBY JOEL BRENT & JENN	2002-07-05		
2025 EBY JOEL BRENT & JENNIF	2002-07-05	10046	38.663A
8713 SR 67	3WD		
KENTON OH 43326	\$152,055		

Tax Year	2022	2023	2024	2025	2025	
Prop Cls	111	111	111	111	111	CAMA
Acres	38.6630	38.6630	38.6630	38.6630	38.6630	111
Land100%	179740	197660	197660	197660	197660	197670
Bldg100%	252660	341310	341310	341310	341310	341310
Totl100%	432400t	538970t	538970t	538970t	414400t	538980t
Cauv100%	35910	73090	73090	73090		73080
Tax Value:						
Land 35%	12570	25580	25580	25580	25580	69180
Bldg 35%	88430	119460	119460	119460	119460	119460
Totl 35%	101000t	145040t	145040t	145040t	145040t	188640t
Hmstd35%	39280	59430	59430	58800	58800	
Owner Oc	38.00	52.44	52.38	51.68	51.68	hmstd 5250 l 53550 b
Hmstd RB						
Net Tax	4588.98	5802.36	6147.78	6106.80	6106.80	
Cauv Sav	2306.16	1760.00	1863.80	1851.28		
Sp-Asmnt	107.43	169.25	194.25	274.53		

Orig Tax Year 2003
Parent: 26-080006.0000

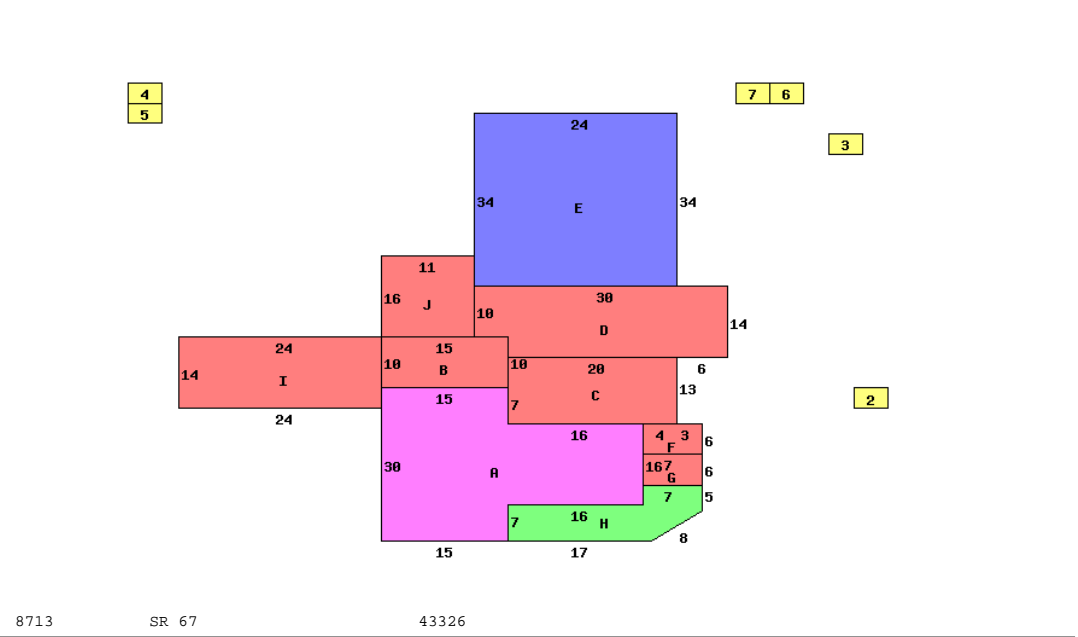
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	B	F	M	706		b	ADDTN
1		F/C	A	150		c	ADDTN
1		F/C	A	260		d	ADDTN
1		F/C	A	404		e	GRAGE
1		F2	G	816	19580	f	ADDTN
1		F/C	A	42		g	ADDTN
1		F/C	A	42		h	PORCH
1		OFFP	P	171	5130	i	ADDTN
1		F	A	336		j	ADDTN
1		F	A	176			

#: 14.19 L/W
2012 duplicate combined parcels
260800140000 .50a
260800190000 17.437a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
349	3	2002-07-05	EBY JOEL BRENT & JENNIFE	3WD	152055	0	0

Year	Land	Bldg	Total	Net Tax
2021	12570	88430	101000	4606.20
2020	12570	88430	101000	3983.68

project	ben acres	%	factor
500 HARDIN COUNTY LANDFILL			XA/2025
902 MAIN DISTRICT CONSERVANCY			XA/2025
156 MCCOY 937 - SCIOTO			XA/2025
157 MCCOY 954 - SCIOTO RIVER			XA/2025
166 VERMILLION - SCIOTO RIVER			XA/2025



8713 SR 67 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level			
	Main	FRAME	2116 143210
	Full Upper	FRAME	706 53300
	Basement		105 2320
	Subtotal		198830
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X	Fireplaces	2000
Panelled Wall	X X	Heating	-880
Unfinished Wall	X	Air Conditioning	3680
Floor/Pine	X X	Plumbing	1400
Floor/Carpet	X	Garages and Carports	19580
Number of Rooms	1 3 3	Extra Features	5130
Bedrooms	3	Total Value	229740
Fireplace		PUB ELECTRIC	
Openings	1	PRIV WATER	
Stacks	1	PRIV SEWER	
Central Heat	X	PUB PAVED ST/RD	
FORCED AIR		Topo: ROLLING	
Central A/C	X		
Plumbing		Neighborhood:	
Standard	1	Code:	2600
Extra 2 Fixture	1	Dwl/Gar/NC%	1.1100

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	2822		C	OLD/GD	229740	.40		153010
2 Flat Barn		40X50	2000	D	OLD/AV	19200	.80	.50	1920
3 Crib/Grana		24X50	1200	D	OLD/FR	9600	.70		2880
4 Pole Build			6360	C	2003AV	92220	.50		46110 CONCRET FL
5 P	OFFP	6X20	120	C	2003AV	3600	.50		1800
6 Hog House		215X82	17630	C	2004AV	264450	.50		132230
7 Lean-To		24X35	840	C	2004AV	6720	.50		3360
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv			
C 2	BOB BLOUNT SILT LOAM, 2	10.4017	5770	60020	2360	24550			
C 15	GYB2 GLYNWOOD CLAY LOAM	1.4696	5020	7380	1230	1810			
C 16	GYC2 GLYNWOOD CLAY LOAM	3.8390	4750	18240	1050	4030			
C 30	MRD2 MORLEY CLAY LOAM 12	4.6139	4670	21550	350	1620			
C 39	PM PEWAMO SILTY CLAY L	2.9351	6490	19050	3560	10450			
W 2	BOB BLOUNT SILT LOAM, 2	3.8047	3130	11910	470	1790			
W 15	GYB2 GLYNWOOD CLAY LOAM	.0374	1830	70	230	10			
W 39	PM PEWAMO SILTY CLAY L	8.2771	5370	44450	1670	13820			
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000			
980	ROAD ROAD	2.2845							

		38.663		197670	(100%)	73080	CAUV # 3204
				69180	(35%)	25580	