

LYNN TWP
KENTON SD

00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-120041.0000
D42

AGR
2025

sale

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

2022	KRAFT JOHN WALLACE	2008-01-22		
2023	KRAFT JOHN WALLACE	2008-01-22		
2024	KRAFT JOHN WALLACE	2008-01-22		
2025	KRAFT JOHN WALLACE	2008-01-22	10664	8.509A
	9811 CR 150	1QC		
	KENTON OH 43326	\$0		

Tax Year	2022	2023	2024	2025	
Prop Cls	111	111	111	111	CAMA 111
Acres	8.5090	8.5090	8.5090	8.5090	
Land100%	53630	59830	59830	59830	59820
Bldg100%	168540	208460	208460	208460	208460
Totl100%	222170t	268290t	268290t	268290t	268280t
Cauv100%	25060	37860	37860	37860	37850

Orig Tax Year 2009
Parent: 26-120017.0000

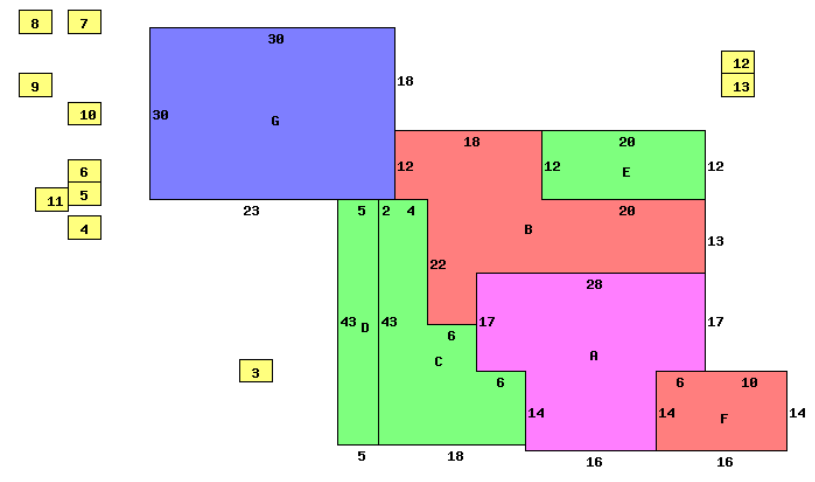
Tax Value:					
Land 35%	8770	13250	13250	13250	20940
Bldg 35%	58990	72960	72960	72960	72960
Totl 35%	67760t	86210t	86210t	86210t	93900t
Hmstd35%	50960	62850	62850	61970	
Owner Oc	49.30	55.46	55.40	54.48	hmstd 5250 l 56720 b
Hmstd RB					
Net Tax	3054.92	3424.56	3629.88	3606.04	
Net Sav	458.12	310.42	328.74	326.52	
Cauv Sav	47.41	47.41	70.67	70.67	
Sp-Asmnt					

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F	M		700			ADDTN
1	F/C	A		712			ADDTN
	OPF	P		462	13860		PORCH
	DK	P		215	3230		PORCH
	OPF	P		240	7200		PORCH
1	F	A		224			ADDTN
	F	G		900	21600		GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
36	1	2008-01-22	KRAFT JOHN WALLACE	1QC *	0	0	0
35	1	2008-01-22	KRAFT JOHN WALLACE	1QC *	0	0	0
34	1	2008-01-22	KRAFT JOHN WALLACE	1QC *	0	0	0

Year	Land	Bldg	Total	Net Tax
2021	8770	58990	67760	3066.46
2020	8770	58990	67760	2648.60

project	ben acres	%	factor
500 HARDIN COUNTY LANDFILL			XA/2025
902 MAIN DISTRICT CONSERVANCY			XA/2025
154 RUHLEN - SCIOTO RIVER			XA/2025
160 PADEN #903 - SCIOTO RIVER			XA/2025



9811 CR 150 43326

Occupancy	1	Single Family	*DWELLING COMPUTATIONS
Story Height	2		Sq-Ft Value
Floor Level		Main	FRAME 1636 125510
		Full Upper	FRAME 700 54430
		Basement	700 13260
		Subtotal	193200
Metal		Roof	GABLE
Plaster/Drywall	X X		Air Conditioning 4250
Panelled Wall	X X		Garages and Carports 21600
Unfinished Wall	X		Extra Features 24290
Floor/Pine	X X		Total Value 243340
Floor/Carpet	X		
Floor/Concrete	X		
Number of Rooms	1 4 3		PUB ELECTRIC
Bedrooms	3		PRIV WATER
			PRIV SEWER
			PUB PAVED ST/RD
Central Heat	A		Neighborhood:
FORCED AIR			Code: 2600
Central A/C	A		Dwl/Gar/NC% 1.1100
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F		2336		C	OLD/GD		243340	.40		162060
3 Shed	*SV	20X38	760		C	OLD/FR		800			800
4 Pole Build		60X76	4560		C	2011AV		54720	.35		35570
5 Flat Barn		34X50	1700		D	OLD/FR		16320	.80	.50	1630
6 Lean-To		36X50	1800		D	OLD/FR		11520	.70	.50	1730
7 Grain Bin	*PP	24X19	720		C	2003AV		0			0
8 Grain Bin	*PP	30X22	960		C	2000AV		0			0
9 Grain Bin	*PP	22X19	440		C	2006AV		0			0
10 Grain Bin	*PP	24X16	384		C	2013AV		0			0
11 Lean-To		36X60	2160		D	OLD/FR		13820	.70		4150
12 POND	*.28AC		0			OLD/		0			0
13 P	DK	15X16	240		C	2014AV		3600	.30		2520
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	2.6661	6030	16080	2660	7090					
C 39	PM PEWAMO SILTY CLAY L	4.4282	6490	28740	3560	15760					
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000					
980	ROAD ROAD	.4147									
		8.509		59820	(100%)	37850	CAUV # 4327				
				20940	(35%)	13250					