LYNN TWP
KENTON SD 00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-160034.0000 RES
I16 2025

sale

2022 ROGERS SHANE K & LAUR	2002-06-14	
2023 ROGERS SHANE K & LAUR	2002-06-14	
2024 ROGERS SHANE K & LAUR	2002-06-14	
2025 ROGERS SHANE K & LAURA	2002-06-14 9935 1.421A	
14186 TR 115	1WD	
	$13,500	
KENTON OH 43326		

Orig Tax Year 2002
Parent: 26-160018.0000

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

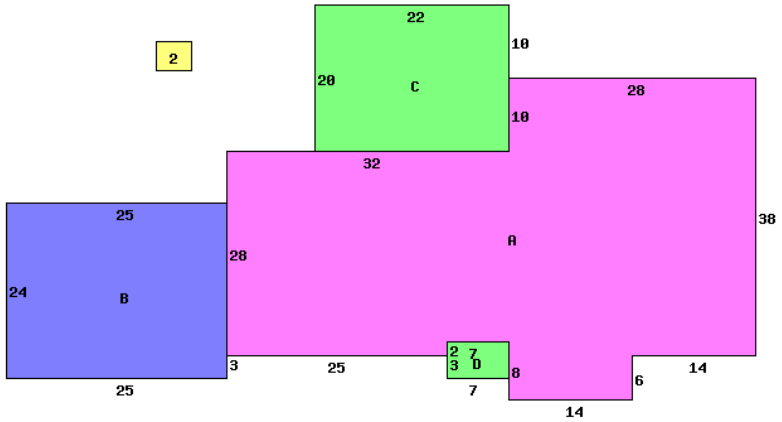
	2022	2023	2024	2025	
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.4210	1.4210	1.4210	1.4210	
Land100%	13230	16260	16260	16260	16260
Bldg100%	225110	229030	229030	229030	229040
Totl100%	238340t	245290t	245290t	245290t	245300t
Cauv100%					
Tax Value:					
Land 35%	4630	5690	5690	5690	5690
Bldg 35%	78790	80160	80160	80160	80160
Totl 35%	83420t	85850t	85850t	85850t	85860t
Hmstd35%	83200	85410	85410	85410	
Owner Oc	80.50	75.38	75.30	75.08	hmstd 5250 l 80160 b
Hmstd RB					
Net Tax	3741.10	3390.12	3594.60	3570.18	
Sp-Asmnt	30.63	30.63	51.91	48.76	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		2030		a	*MAIN
	F	G		600	14400	b	GRAGE
	DK	P		440	6600	c	PORCH
	STP	P		35	140	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
299	1	2002-06-14	ROGERS SHANE K & LAURA L	1WD	13500	0	0
129	1	2002-03-15	GOOD REX & JULIE TUCKER	1WD	13500	0	0
50	1	2001-01-29	CORE JACK E &	1WD	26600	0	0

Year	Land	Bldg	Total	Net Tax
2021	4630	78790	83420	3755.38
2020	4630	78790	83420	3240.78

project		ben acres	/ %	factor
138 CARMEAN - SCIOTO RIVER	XA/2025			
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



14186 TR 115 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2030	138850
	Basement		2030	37410
	Subtotal			176260
Shingle	Roof	GABLE		

	B 1 2 U A			
Plaster/Drywall	D D	1500 sq ft	Basement Finish	15960
Unfinished Wall	X		Air Conditioning	3590
Floor/Pine	X		Plumbing	3500
Floor/Carpet	X X		Garages and Carports	14400
Floor/Concrete	X		Extra Features	6740
Floor/Tile-Lino	L L		Total Value	220450
Number of Rooms	5 6			
Bedrooms	3		PUB ELECTRIC	
			PRIV WATER	
Central Heat	A		PRIV SEWER	
FORCED AIR			PUB PAVED ST/RD	
Central A/C	A			
Plumbing			Neighborhood:	
Standard	1		Code:	2600
Extra 3 Fixture	1		Dwl/Gar/NC%	1.1100
Extra 2 Fixture	1			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		3530		B-	2002AV	264540	.22		229040
2	Shed	*PP	10X12	120			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
other	.4210				3000	3000	1260	1260

Call Back: Sign: PSN Date: 2015-03-31 Lister: