PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-130019.0000 RES
F55 2025

sale

2022	ULRICH KYLE D & HOLLY	2007-11-05
2023	ULRICH KYLE D & HOLLY	2007-11-05
2024	ULRICH KYLE D & HOLLY	2007-11-05
2025	ULRICH KYLE D & HOLLY R	2007-11-05 PT NW 4 SE 1/4 S13 3.00A
	8634 TR 189	1SD
		$139,000
	KENTON OH 43326	

Eff Rate: – 49.60 — 43.46 — 45.84 — 45.76 — a/r

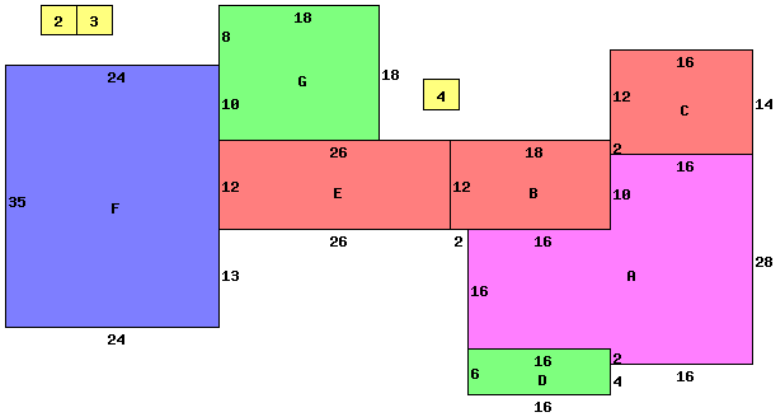
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	
Land100%	18600	28000	28000	28000	28000
Bldg100%	161710	212890	212890	212890	212880
Totl100%	180310t	240890t	240890t	240890t	240880t
Cauv100%					
Tax Value:					
Land 35%	6510	9800	9800	9800	9800
Bldg 35%	56600	74510	74510	74510	74510
Totl 35%	63110t	84310t	84310t	84310t	84310t
Hmstd35%	58660	77980	77980	77980	
Owner Oc	55.38	66.78	66.72	66.02	hmstd 6300 l 71680 b
Hmstd RB					
Net Tax	2836.70	3308.62	3509.48	3506.82	
Sp-Asmnt	18.00	22.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F	M		704		a	*MAIN
2	F/C	A		216		b	ADDTN
2	F/C	A		224		c	ADDTN
	OFP	P		96	2880	d	PORCH
1	F/C	A		312		e	ADDTN
	F2	G		840	20160	f	GRAGE
	DK	P		324	4860	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
606	1	2007-11-05	ULRICH KYLE D & HOLLY R	1SD	139000	15910	77340
667	1	1996-10-22	MANNS MICHAEL D & TINA L	1WD	90000	17200	42600

Year	Land	Bldg	Total	Net Tax
2021	6510	56600	63110	2847.44
2020	6510	56600	63110	2458.18

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			



8634 TR 189 43326

Occupancy 1 Single Family

Story Height 1T
Floor Level

			Sq-Ft	Value
Main	FRAME		1456	114600
Full Upper	FRAME		440	39450
Part Upper	FRAME		704	39170
Basement			176	3710
Subtotal				196930
Roof	GABLE			

Shingle

*DWELLING COMPUTATIONS

	B 1 2 U A
Plaster/Drywall	X X
Panelled Wall	X
Unfinished Wall	X
Floor/Pine	X X
Floor/Carpet	X X
Number of Rooms	1 4 3
Bedrooms	1 3
Central Heat	A
FORCED AIR	
Central A/C	A
Plumbing	
Standard	1
Extra 3 Fixture	1

Air Conditioning	4650
Plumbing	2100
Garages and Carports	20160
Extra Features	7740
Total Value	231580
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	3300
Dwl/Gar/NC%	1.3400

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1TB F		2600		C+	OLD/GD	254740	.40		204810
2	Pole Build		30X40	1200		C	2006AV	14400	.50		7200
3	P	CAN	8X34	272		D	2006AV	1740	.50		870
4	Pool	*PP		0			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				18000	18000	18000	18000
small acreage	2.0000				5000	5000	10000	10000

Call Back: Sign: PSN Date: 2015-11-23 Lister: 33-130019.0000-v082020R