

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-140021.0000
F39

RES
2025

sale

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

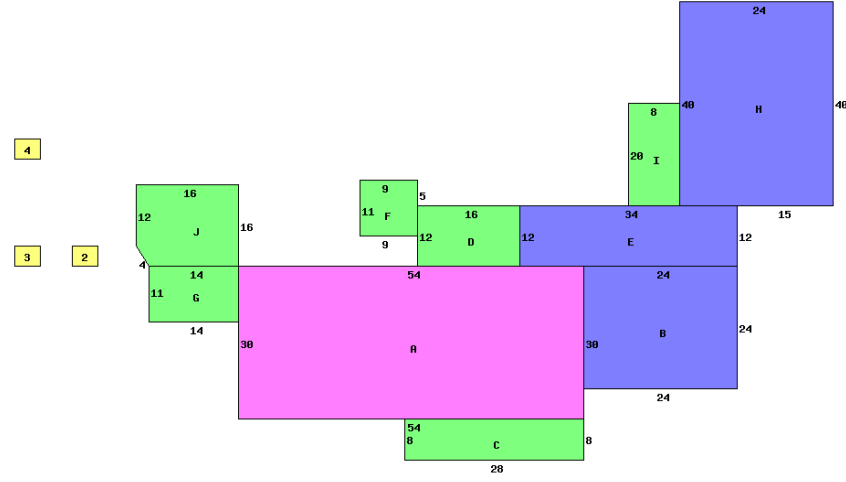
2022 CIRCLE R CORPORATION	2004-01-20
2023 CIRCLE R CORPORATION	2004-01-20
2024 CIRCLE R CORPORATION	2004-01-20
2024 CIRCLE R CORPORATION	2004-01-20
2025 CIRCLE R CORPORATION	2004-01-20
8844 CR 175	PT SW1/4 SW1/4 S14 3.012A
	6WD SEE PCL 33-140021.01 FOR
	\$0 REST OF SPECIAL ASSESS
KENTON OH 43326	

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	511	511	511	511	511	511
Acres	3.0100	3.0100	3.0100	3.0100	3.0100	
Land100%	18630	28060	28060	28060	28060	28050
Bldg100%	182940	236490	236490	236490	236490	236480
Totl100%	201570t	264540t	264540t	264540t	264540t	264530t
Cauvl00%						
Tax Value:						
Land 35%	6520	9820	9820	9820	9820	9820
Bldg 35%	64030	82770	82770	82770	82770	82770
Totl 35%	70550t	92590t	92590t	92590t	92590t	92590t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	3233.04	3706.90	3927.40	3923.76	3923.76	
Sp-Asmnt	27.00	31.00	27.00	33.00		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1620			GRAGE
	F2	G		576	13820	b	GRAGE
	OFFP	P		224	6720	c	PORCH
	OFFP	P		192	5760	d	PORCH
	F	G		408	9790	e	GRAGE
	PAT	P		99	300	f	PORCH
	OFFP	P		154	4620	g	PORCH
	F	G		960	23040	h	GRAGE
	EFP	P		160	6400	i	PORCH
	DK	P		252	3780	j	PORCH

gas fireplace							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
19	6	2004-01-20	CIRCLE R CORPORATION	6WD *	0	14030	101400
1197	1	1993-12-03	RAREY FRED F & KAREN L	1WD *	3000	0	0
Year	Land	Bldg	Total	Net Tax			
2021	6520	64030	70550	3245.02			
2020				2810.38			

p r o j e c t		ben acres	/	%	factor
131	BLANCHARD RIVER MAINT				XA/2025
235	KELLOGG #983 - BLANCHARD				XA/2025
253	BAUGHMAN #1012 BLANCHARD RIV				XA/2025
500	HARDIN COUNTY LANDFILL				XA/2025
921	BLANCHARD RIVER MAINT				XA/2023
306	BLOOM #1043 - BLANCHARD				XA/2025
332	LONG #1097 - BLANCHARD RIVER				XA/2025



8844 CR 175 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS		
	Sq-Ft	Value	
Story Height 1			
Floor Level	Main	FRAME	
	1620	124290	
Metal	Subtotal	124290	
	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	D	Air Conditioning	2880
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	T	Garages and Carports	46650
Number of Rooms	4	Extra Features	28700
Bedrooms	3	Total Value	204620
Central Heat	A	PUB ELECTRIC	
FORCED AIR		PRIV WATER	
Central A/C	A	PRIV SEWER	
Plumbing		PUB PAVED ST/RD	
Standard	1		
Extra 3 Fixture	1	Neighborhood:	
		Code:	3300
		Dwl/Gar/NC%	1.3400

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	FtxFt	Area		Cond	Value	Dpr	Dpr	Value
2 Pool	*PP	1620	0	C+	1993GD	225080	.22		235250
3 Shed	*PP	8X8	64		OLD/	0			0
4 Shed		10X16	160	D	2017AV	1540	.20		1230
homesite	effective	depth	actual	effective	extended	true			
1.0000	frontage	frontage	depth	rate	value	value			
2.0100	small acreage			18000	18000	18000			
				5000	5000	10050			