

PLEASANT TWP  
KENTON SD

00320

Hardin County, Ohio  
Michael T. Bacon, Auditor

33-190005.0000  
C01

AGR  
2025

sale

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

2022	BUERGER JOHN ETAL	2011-06-23	
2023	BUERGER JOHN ETAL	2011-06-23	
2024	BUERGER JOHN ETAL	2011-06-23	
2025	BUERGER JOHN ETAL	2024-03-20	PT E 1/2 S19 117.00A
	12752 TR 100	1CT	SEE PCL 33-190005.01 FOR
		\$0	REST OF SPECIAL ASSESMEN
	KENTON OH 43326		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	199	199	199	199	199
Acres	117.0000	117.0000	117.0000	117.0000	
Land100%	595800	655400	655400	655400	655410
Bldg100%	2000	2660	2660	2660	2660
Totl100%	597800t	658060t	658060t	658060t	658070t
Cauv100%	133110	280660	280660	280660	280650

2026	BUERGER FARMS LLC	2025-01-22	
	12752 TR 100	2WD	
	KENTON OH 43326		

Tax Value:					
Land 35%	46590	98230	98230	98230	229390
Bldg 35%	700	930	930	930	930
Totl 35%	47290t	99160t	99160t	99160t	230320t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2167.12	3969.94	4206.08	4202.16	
Cauv Sav	7421.08	5251.06	5563.44	5558.26	
Sp-Asmnt	162.39	237.37	233.37	273.59	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
25	2	2025-01-22	BUERGER FARMS LLC	2WD	36000	655400	2660
141	1	2024-03-20	BUERGER JOHN ETAL	1CT *	0	655400	2660
248	3	2011-06-23	BUERGER JOHN ETAL	3CT *	0	306770	78430
243	3	2011-06-22	BUERGER JOHN ETAL	3CT *	0	306770	78430
345	1	1990-05-02		1UN *	0	0	120510

Year	Land	Bldg	Total	Net Tax
2021	46590	700	47290	2175.16
2020	46590	900	47490	1891.78

project	ben acres	/	%	factor
131 BLANCHARD RIVER MAINT				XA/2025
235 KELLOGG #983 - BLANCHARD				XA/2025
252 OATES #1011 BLANCHARD RIVER				XA/2025
285 ZIEGLER #1033 - BLANCHARD RI				XA/2025
921 BLANCHARD RIVER MAINT				XA/2023
286 DEARDORFF #1024 - BLANCHARD				XA/2025

12752 TR 100 43326

PUB ELECTRIC  
PRIV WATER  
PRIV SEWER  
PUB PAVED ST/RD

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
2 Pole Build	P	24X36	864	Grade	Cond	Value	Dpr	Dpr
				D	1995AV	6640	.60	2660

Neighborhood:  
Code: 3300  
Dwl/Gar/NC% 1.3400

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	5.7003	6030	34370	2660	15160
C 2	BOB BLOUNT SILT LOAM, 2	42.9372	5770	247750	2360	101330
C 14	GWB GLYNWOOD SILT LOAM	1.7380	5400	9390	1750	3040
C 37	OT OLENTANGY SILT LOAM	.9323	4750	4430	1440	1340
C 39	PM PEWAMO SILTY CLAY L	28.5791	6490	185480	3560	101740
W 1	BOA BLOUNT SILT LOAM 0-	1.1424	3610	4120	770	880
W 2	BOB BLOUNT SILT LOAM, 2	16.0386	3130	50200	470	7540
W 39	PM PEWAMO SILTY CLAY L	18.9321	5370	101670	1670	31620
671	HSITE HOMESITE	1.0000	18000	18000	18000	18000

117 655410 (100%) 280650 CAUV # 4678  
229390 ( 35%) 98230

Call Back: Sign: PSN Date: 2016-11-11 Lister: 33-190005.0000-v082020R