

PLEASANT TWP  
KENTON SD

00320

Hardin County, Ohio  
Michael T. Bacon, Auditor

33-230019.0000  
E16

RES  
2025

sale

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

|                            |                           |
|----------------------------|---------------------------|
| 2022 WATKINS MARK & MARSHA |                           |
| 2023 WATKINS MARK & MARSHA |                           |
| 2024 WATKINS MARK & MARSHA |                           |
| 2025 WATKINS MARK & MARSHA |                           |
| 9551 TR 179                | PT NW1/4 NE1/4 S23 5.022A |
| KENTON OH 43326            | \$0                       |

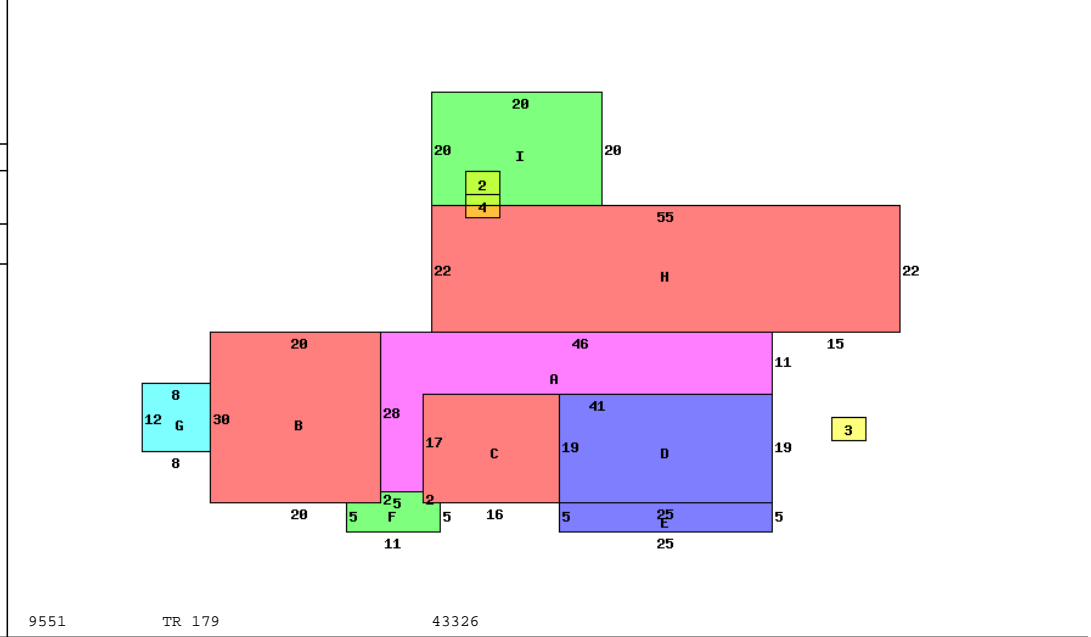
|            |         |         |         |         |                       |
|------------|---------|---------|---------|---------|-----------------------|
| Tax Year   | 2022    | 2023    | 2024    | 2025    | CAMA                  |
| Prop Cls   | 511     | 511     | 511     | 511     | 511                   |
| Acres      | 5.0200  | 5.0200  | 5.0200  | 5.0200  |                       |
| Land100%   | 21290   | 32510   | 32510   | 32510   | 32500                 |
| Bldg100%   | 268910  | 306200  | 383340  | 383340  | 383340                |
| Totl100%   | 290200t | 338710t | 415860t | 415860t | 415840t               |
| Cauv100%   |         |         |         |         |                       |
| Tax Value: |         |         |         |         |                       |
| Land 35%   | 7450    | 11380   | 11380   | 11380   | 11380                 |
| Bldg 35%   | 94120   | 107170  | 134170  | 134170  | 134170                |
| Totl 35%   | 101570t | 118550t | 145550t | 145550t | 145540t               |
| Hmstd35%   | 90450   | 104820  | 131820  | 131370  |                       |
| Owner Oc   | 85.40   | 89.78   | 112.78  | 111.20  | hmstd 6300 l 125070 b |
| Hmstd RB   |         |         |         |         |                       |
| Net Tax    | 4569.16 | 4656.44 | 6061.04 | 6056.86 |                       |
| Sp-Asmnt   | 18.00   | 22.00   | 18.00   | 18.00   |                       |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE |   |       |
|------|------|------|------|-------|-------|---|-------|
| 1 A  | F/C  | M    |      | 591   |       | a | *MAIN |
| 1TBA | F/C  | A    |      | 600   |       | b | ADDTN |
| 1    | F/C  | A    |      | 304   |       | c | ADDTN |
|      | F2   | G    |      | 475   | 11400 | d | GRAGE |
|      | F2   | G    |      | 125   | 3000  | e | GRAGE |
|      | OMP  | P    |      | 65    | 2280  | f | PORCH |
| 05   | F    | O    |      | 96    | 770   | g | OTHER |
| 1    | F/C  | A    |      | 1210  |       | h | ADDTN |
|      | DK   | P    |      | 400   | 6000  | i | PORCH |

200 sq ft of cathedral ceiling

| Year | Land | Bldg  | Total  | Net Tax |
|------|------|-------|--------|---------|
| 2021 | 7450 | 94120 | 101570 | 4586.46 |
| 2020 | 7450 | 94120 | 101570 | 3960.00 |

Project 500 HARDIN COUNTY LANDFILL XA/2025 ben acres / % factor



9551 TR 179 43326

| Occupancy 1 Single Family |            | *DWELLING COMPUTATIONS |                           |
|---------------------------|------------|------------------------|---------------------------|
| Story Height              | 1T         | Sq-Ft                  | Value                     |
| Floor Level               |            |                        |                           |
|                           | Main       | FRAME                  | 2705 174310               |
|                           | Part Upper | FRAME                  | 600 36490                 |
|                           | Qtr Story  | FRAME                  | 1066 4250                 |
|                           | Basement   |                        | 600 11420                 |
|                           | Subtotal   |                        | 226470                    |
| Shingle                   | Roof       | GABLE                  |                           |
|                           | B 1 2 U A  |                        |                           |
| Plaster/Drywall           | X X X      | 536 sq ft              | Attic Finish 9180         |
| Unfinished Wall           | X          |                        | Air Conditioning 6610     |
| Floor/Pine                | X X X      |                        | Plumbing 4200             |
| Floor/Carpet              | X X X      |                        | Garages and Carpets 14400 |
| Number of Rooms           | 1 4 2 1    |                        | Extra Features 9050       |
| Bedrooms                  | 3          |                        | Total Value 269910        |
| Central Heat              | A          |                        | PUB ELECTRIC              |
| FORCED AIR                |            |                        | PRIV WATER                |
| Central A/C               | A          |                        | PRIV SEWER                |
| Plumbing                  |            |                        | PUB PAVED ST/RD           |
| Standard                  | 1          |                        | Neighborhood:             |
| Extra 3 Fixture           | 2          |                        | Code: 3300                |
|                           |            |                        | Dwl/Gar/NC% 1.3400        |

| Bldg Type  | SHB+Cons | DixHt      | Unit | Blt/Renov | Replace | Phy    | Fnc | True   |
|------------|----------|------------|------|-----------|---------|--------|-----|--------|
| 1 DWELLING | 1 AF/C   | 3841       | Rate | Grade     | Cond    | Value  | Dpr | Value  |
| 2 POND     | *.14AC   | 0          |      | B         | 1988GD  | 350880 | .24 | 357340 |
| 3 Garage   |          | 32X40 1280 |      | C         | OLD/    | 0      |     | 0      |
| 4 P        | DK       | 12X16 192  |      | C         | 2009AV  | 30720  | .40 | 24700  |
|            |          |            |      |           | 2000AV  | 2880   | .55 | 1300   |

| homesite      | acres/   | effective | depth | actual | effective | extended | true  |
|---------------|----------|-----------|-------|--------|-----------|----------|-------|
| small acreage | frontage | frontage  | depth | rate   | rate      | value    | value |
| road          | 1.0000   | 18000     | 18000 | 5000   | 4120      | 18000    | 18000 |
|               | 3.5200   | 5000      |       |        |           | 14500    | 14500 |
|               | .5000    |           |       |        |           |          |       |