PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-250021.0000 RES
E65 2026

sale

2023	KLINGELHOFER ERNEST &	1987-08-18
2024	KLINGELHOFER ERNEST &	1987-08-18
2025	KLINGELHOFER ERNEST &	1987-08-18
2026	KLINGELHOFER ERNEST & K	1987-08-18 PT W 1/2 NE 1/4 25 .505A
	10283 TR 189	
		$55,000
	KENTON OH 43326	

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

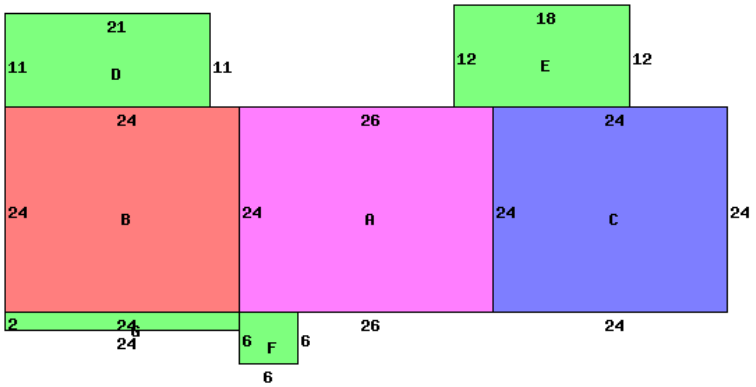
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	.5100	.5100	.5100	.5100	.5100			
Land100%	12770	12770	12770	12770		12770	14710	14700
Bldg100%	151660	151660	151660	151660		151660	192400	192400
Totl100%	164430t	164430t	164430t	164430t		164430t	207110t	207100t
Cauv100%								
Tax Value:								
Land 35%	4470	4470	4470	4470		4470	5150	5150
Bldg 35%	53080	53080	53080	53080		53080	67340	67340
Totl 35%	57550t	57550t	57550t	57550t		57550t	72490t	72490t
Hmstd35%								
Owner Oc	49.28	49.24	48.72	48.72	48.72			
Hmstd RB								
Net Tax	2254.78	2391.88	2390.10	2390.10	2390.10			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		624		a	*MAIN
1 B	F	A		576		b	ADDTN
	F2	G		576	13820	c	GRAGE
	PAT	P		231	690	d	PORCH
	DK	P		216	3240	e	PORCH
	STP	P		36	140	f	PORCH
	OH	P		48	1820	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
704	0	1987-08-18		*	55000	0	48600
506	0	1987-06-23		*	0	0	58230

Year	Land	Bldg	Total	Net Tax
2022	3130	46790	49920	2240.50
2021	3130	46790	49920	2249.00

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



10283 TR 189 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1200	106310
	Basement		1200	22360
	Subtotal			128670
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	D	576 sq ft	Basement Finish	6300
Panelled Wall	X X		Fireplaces	2000
Unfinished Wall	X		Air Conditioning	2140
Floor/Carpet	X X		Plumbing	2100
Floor/Tile-Lino	X		Garages and Carports	13820
Number of Rooms	2 7		Extra Features	8290
Bedrooms	3		Total Value	163320
Fireplace			PUB ELECTRIC	
Openings	1		PRIV WATER	
Stacks	1		PRIV SEWER	
Central Heat	A		PUB PAVED ST/RD	
FORCED AIR			Topo: ROLLING	
Central A/C	A			
Plumbing			Neighborhood:	
Standard	1		Code:	3300
Extra 3 Fixture	1		Dwl/Gar/NC%	1.7000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		1776		C+	1957GD	179650	.37		192400

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	.5100				20700	20700	14700	14700

Call Back: Sign: PSN Date: 2015-11-24 Lister: