

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-270010.0000
D62

RES
2025

sale

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

2022	KELLOGG SHANE W & LIN	2019-06-18	
2023	TUDOR ANDREW R & JODI	2022-09-28	
2024	TUDOR ANDREW R & JODI	2022-09-28	
2025	TUDOR ANDREW R & JODI M	2022-09-28	PT NE1/4 NE1/4 27 3.045A
	15848 TR 110	1SD	
	KENTON OH 43326	\$468,000	

Tax Year	2022	2023	2024	2025	2025	
Prop Cls	511	511	511	511	511	CAMA
Acres	3.0500	3.0500	3.0500	3.0500	3.0500	511
Land100%	18740	28260	28260	28260	28260	28250
Bldg100%	278200	350740	350740	350740	350740	350750
Tot1100%	296940t	379000t	379000t	379000t	379000t	379000t
Cauv100%						
Tax Value:						
Land 35%	6560	9890	9890	9890	9890	9890
Bldg 35%	97370	122760	122760	122760	122760	122760
Totl 35%	103930t	132650t	132650t	132650t	132650t	132650t
Hmstd35%	98130	123410	123410	123410	123410	
Owner Oc	92.66	105.70	105.58	104.48	104.48	hmstd 6300 l 117110 b
Hmstd RB						
Net Tax	4670.06	5205.02	5521.06	5516.90	5516.90	
Sp-Asmnt	25.08	34.51	30.51	49.94		

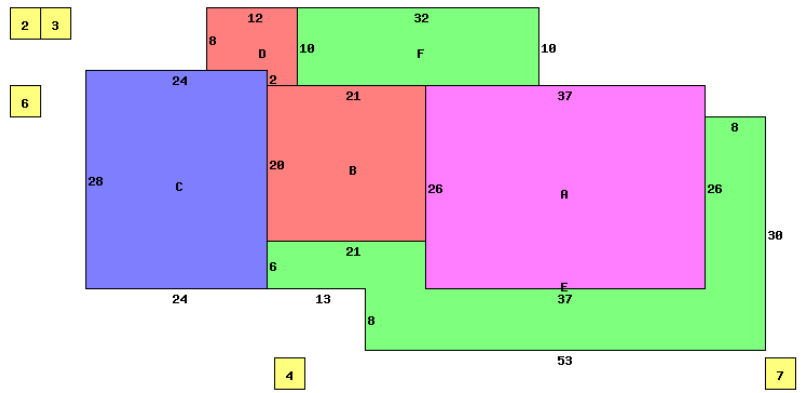
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		962		b	ADDTN
1QB	F	A		420		c	GRAGE
	F	G		672	19520	d	ADDTN
1	Q	F		104		e	PORCH
	F/C	A		126	21780	f	PORCH
	OFF	P		320	960		
	PAT	P					

gas fireplace

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
511	1	2022-09-28	TUDOR ANDREW R & JODI M	1SD	468000	18740	278200
220	4	2019-06-18	KELLOGG SHANE W & LINDSEY	4SD *	0	18140	225140
21	1	2013-01-15	KELLOGG SHANE W & LINDSEY	1WD	260000	16660	205630
62	1	2012-02-27	HOUSER MARK W	1QC *	0	16660	205630
174	1	2002-04-04	HOUSER MARK W & HEATHER	1WD	17500	7740	0

Year	Land	Bldg	Total	Net Tax
2021	6560	97370	103930	4687.72
2020	6560	97370	103930	4046.70

Project	ben acres	%	factor
131 BLANCHARD RIVER MAINT			XA/2025
235 KELLOGG #983 - BLANCHARD			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
306 BLOOM #1043 - BLANCHARD			XA/2025
317 DITCH O BLANCHARD RIVER			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025



15848 TR 110 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	1486 116960
	Part Upper	FRAME	962 37480
	Qtr Story	FRAME	1092 16950
	Basement		1382 25580
	Subtotal		196970
Metal	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	D D	Air Conditioning	4290
Unfinished Wall	X	Plumbing	4200
Floor/Hardwood	X X	Garages and Carports	19520
Floor/Carpet	X X	Extra Features	22740
Floor/Concrete	X	Total Value	247720
Floor/Tile-Lino	T		
Number of Rooms	1 3 2	PUB ELECTRIC	
Bedrooms	1 2	PUB PAVED ST/RD	
Central Heat	A	Neighborhood:	
Heat Pump	A	Code:	3300
Central A/C	A	Dwl/Gar/NC%	1.3400
Plumbing			
Standard	1		
Extra 3 Fixture	2		

Bldg Type	SHB+Cons	DixFt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F	2448	2448		B-	2005GD		297260	.16		334600
2 Pole Build		50X40	2000		C	2003AV		29000	.50		14500 CONCRET FL
3 P	CAN	6X50	300		C	2003AV		2400	.50		1200
4 POND	*.15A		0			OLD/GD		0			0
5 P	PAT	6X50	300		C	2003AV		900	.50		450
6 Shed	*PP	6X8	48			OLD/		0			0
7 Shed	*PP	8X10	48			OLD/		0			0

homesite	small acreage	effective frontage	depth	actual rate	effective rate	extended value	true value
1.0000	2.0500			18000	18000	18000	18000
				5000	5000	10250	10250