

PLEASANT TWP  
KENTON SD

00320

Hardin County, Ohio  
Michael T. Bacon, Auditor

33-280001.0000  
D20

AGR  
2023

sale

Eff Rate:- 43.64 — 49.77 — 49.60 — 43.46 — a/r

|      |                         |                                    |
|------|-------------------------|------------------------------------|
| 2020 | BROSEKE MICHAEL A & T   | 2017-12-01                         |
| 2021 | BROSEKE MICHAEL A & T   | 2017-12-01                         |
| 2022 | BROSEKE MICHAEL A & T   | 2017-12-01                         |
| 2023 | BROSEKE MICHAEL A & TER | 2017-12-01                         |
|      | 10061 US 68             | 2017-12-01 PT N PT NW1/4 NW1/4 S28 |
|      |                         | 1SD PT NE4 S29 & E PT N2 NW4       |
|      |                         | \$0 NW4 S28 15.00A                 |
|      | KENTON OH 43326         | 07.0-05-28-001                     |

|            |         |         |         |         |         |         |         |
|------------|---------|---------|---------|---------|---------|---------|---------|
| Tax Year   | 2020    | 2021    | 2022    | 2023    | 2023    | 2024    | CAMA    |
| Prop Cls   | 111     | 111     | 111     | 111     | 111     | 111     | 111     |
| Acres      | 15.0000 | 15.0000 | 15.0000 | 15.0000 |         |         |         |
| Land100%   | 79290   | 79290   | 79290   | 90910   | 90910   | 90910   | 90910   |
| Bldg100%   | 160510  | 160170  | 159800  | 205510  | 205510  | 205060  | 205070  |
| Totl100%   | 239800t | 239460t | 239090t | 296430t | 296430t | 295970t | 295980t |
| Cauv100%   | 32510   | 32510   | 32510   | 53540   | 90910   | 90910   | 53550   |
| Tax Value: |         |         |         |         |         |         |         |
| Land 35%   | 11380   | 11380   | 11380   | 18740   | 18740   | 18740   | 31820   |
| Bldg 35%   | 56180   | 56060   | 55930   | 71930   | 71930   | 71770   | 71770   |
| Totl 35%   | 67560t  | 67440t  | 67310t  | 90670t  | 90670t  | 90510t  | 103590t |
| Hmstd35%   | 57930   | 57930   | 57930   | 75540   | 75540   | 75540   | 75540   |
| Owner Oc   | 55.12   | 54.68   | 54.70   | 64.70   | 6300 l  | 69240 b |         |
| Hmstd RB   |         |         |         |         |         |         |         |
| Net Tax    | 2636.14 | 3047.30 | 3029.86 | 3565.34 |         |         |         |
| Cauv Sav   | 652.10  | 752.94  | 750.18  | 523.64  |         |         |         |
| Sp-Asmnt   | 24.00   | 24.00   | 24.00   | 52.38   |         |         |         |

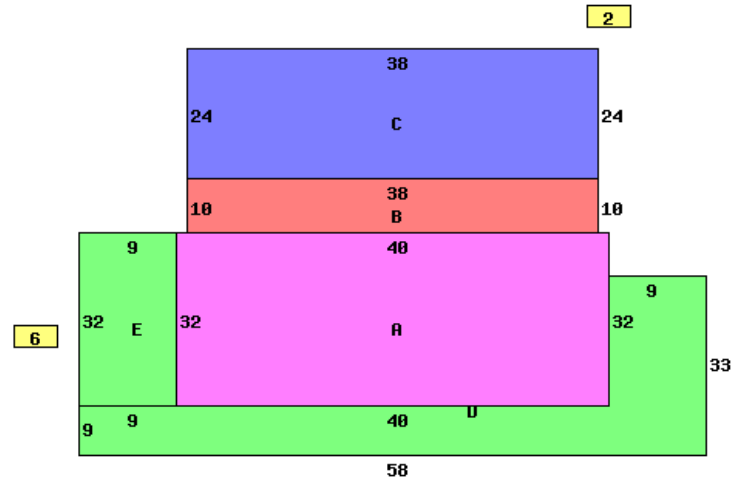
|      |      |      |      |       |       |   |       |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 2 B  | F    | M    |      | 1280  |       | b | ADDTN |
| 1 B  | F    | A    |      | 380   |       | c | GRAGE |
|      | CB2  | G    |      | 912   | 21890 | d | PORCH |
|      | OFF  | P    |      | 738   | 22140 | e | PORCH |
|      | OFF  | P    |      | 288   | 8640  |   |       |

#: 29-005 L/W  
332900050000 8.00a

| Sale# | #p | sale date  | To                        | Type/Invalid? | Sale\$ | co:land | co:blgd |
|-------|----|------------|---------------------------|---------------|--------|---------|---------|
| 331   | 1  | 2017-12-01 | BROSEKE MICHAEL A & TERES | 1SD *         | 0      | 127140  | 126030  |
| 143   | 1  | 2006-03-29 | BROSEKE MICHAEL A         | 1OC *         | 0      | 37000   | 105290  |
| 8     | 1  | 1991-01-04 |                           | 1UN *         | 37800  | 0       | 47710   |
| 840   | 1  | 1990-10-16 |                           | 1UN *         | 0      | 0       | 47710   |
| 68    | 0  | 1986-01-30 |                           |               | 0      | 0       | 73830   |

| Year | Land  | Bldg  | Total | Net Tax |
|------|-------|-------|-------|---------|
| 2019 | 15330 | 46070 | 61400 | 2304.68 |
| 2018 | 15330 | 44110 | 59440 | 2231.58 |

| Project                          | ben acres | % | factor  |
|----------------------------------|-----------|---|---------|
| 131 BLANCHARD RIVER MAINT        |           |   | XA/2023 |
| 500 HARDIN COUNTY LANDFILL       |           |   | XA/2023 |
| 336 DULIN #1099 - BLANCHARD MAIN |           |   | XA/2023 |
| 921 BLANCHARD RIVER MAINT        |           |   | XA/2023 |



10061 US 68 43326

|                           |                              |
|---------------------------|------------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS       |
| Story Height 2            | Sq-Ft Value                  |
| Floor Level               |                              |
| Main                      | FRAME 1660 124350            |
| Full Upper                | FRAME 1280 63570             |
| Basement                  | 1660 30710                   |
| Subtotal                  | 218630                       |
| Metal Roof                | MANSARD                      |
| Plaster/Drywall           | X X Plumbing 2100            |
| Unfinished Wall           | X Garages and Carperts 21890 |
| Floor/Pine                | X X Extra Features 30780     |
| Floor/Carpet              | X X Total Value 273400       |
| Number of Rooms           | 1 5 4                        |
| Bedrooms                  | 1 3                          |
| Central Heat              | A PUB ELECTRIC               |
| FORCED AIR                | PRIV WATER                   |
| Plumbing                  | PRIV SEWER                   |
| Standard                  | 1 Neighborhood:              |
| Extra 3 Fixture           | 1 Code: 3300                 |
|                           | Dwl/Gar/NC% 1.3400           |

| Bldg Type  | SHB+Cons                | DixHt  | Area   | Unit Rate | Grade  | Blt/Renov | Cond        | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|------------|-------------------------|--------|--------|-----------|--------|-----------|-------------|---------------|---------|---------|------------|
| 1 DWELLING | 2 B F                   |        | 2940   |           | C-     | 1900GD    |             | 246060        | .40     |         | 197830     |
| 2 Shed     |                         | 16X24  | 384    |           | D      | OLD/GD    |             | 3690          | .60     |         | 1480       |
| 6 Pool     |                         | 11X23  | 253    |           | C      | 2018AV    |             | 12650         | .35     | .30     | 5760       |
| Tab #      | S O I L                 | Acres  | Mkt/Ac | Market    | Au/Ac  | Cauv      |             |               |         |         |            |
| C 2        | BOB BLOUNT SILT LOAM, 2 | .6614  | 5770   | 3820      | 2360   | 1560      |             |               |         |         |            |
| C 18       | HKB HASKINS SILT LOAM,  | 1.5932 | 5900   | 9400      | 2710   | 4320      |             |               |         |         |            |
| C 24       | MAB MARTINSVILLE LOAM,  | 3.7099 | 6110   | 22670     | 3080   | 11430     |             |               |         |         |            |
| C 26       | MF MILFORD SILTY CLAY   | 4.7564 | 6900   | 32820     | 3800   | 18070     |             |               |         |         |            |
| C 51       | WSTL WASTE LAND         | .5000  | 120    | 60        | 50     | 30        |             |               |         |         |            |
| 671        | HSITE HOMESITE          | 1.0000 | 18000  | 18000     | 18000  | 18000     |             |               |         |         |            |
| 970        | DROW DITCH RIGHT OF WAY | .3800  |        |           |        |           |             |               |         |         |            |
| 980        | ROAD ROAD               | 1.7991 |        |           |        |           |             |               |         |         |            |
| C 26       | MF MILFORD SILTY CLAY   | .6000  | 6900   | 4140      | 230    | 140       |             |               |         |         |            |
|            |                         | 15     |        | 90910     | (100%) | 53550     | CAUV # 2480 |               |         |         |            |
|            |                         |        |        | 31820     | ( 35%) | 18740     |             |               |         |         |            |