PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-280001.0000 AGR
D20 2026

sale

2023	BROSEKE MICHAEL A & T	2017-12-01
2024	BROSEKE MICHAEL A & T	2017-12-01
2025	BROSEKE MICHAEL A & T	2017-12-01
2026	BROSEKE MICHAEL A & TER	2017-12-01 PT N PT NW1/4 NW1/4 S28
	10061 US 68	1SD PT NE4 S29 & E PT N2 NW4
		$0 NW4 S28 15.00A
	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	111	111	111	111	0	111	111	111
Acres	15.0000	15.0000	15.0000	15.0000	15.0000			
Land100%	90910	90910	90910	90910		90910	131860	131860
Bldg100%	205510	205060	205060	205060		205060	257770	257770
Totl100%	296430t	295970t	295970t	295970t		295970t	389630t	389630t
Cauv100%	53540	53540	53540	53540		90910	131860	60370
Tax Value:								
Land 35%	18740	18740	18740	18740		18740	21130	46150
Bldg 35%	71930	71770	71770	71770		71770	90220	90220
Totl 35%	90670t	90510t	90510t	90510t		90510t	111350t	136370t
Hmstd35%	75540	75540	75540	75540		75540	96980	
Owner Oc	64.70	64.62	63.94	63.94	63.94	hmstd 6300 l	69240 b	
Hmstd RB								
Net Tax	3565.34	3774.56	3771.66	3771.66	3771.66			
Cauv Sav	750.18	523.64	554.82	554.30				
Sp-Asmnt	52.38	44.38	50.38	50.38				

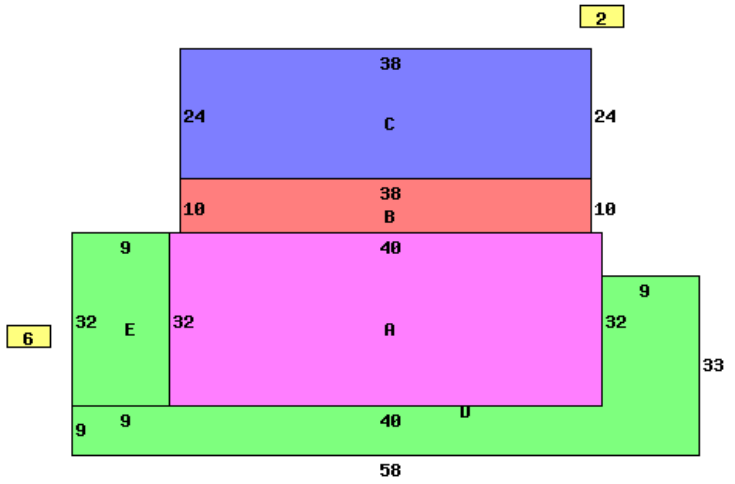
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1280		a	*MAIN
1 B	F	A		380		b	ADDTN
	CB2	G		912	21890	c	GRAGE
	OFP	P		738	22140	d	PORCH
	OFP	P		288	8640	e	PORCH

#: 29-005 L/W
332900050000 8.00a

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
331	1	2017-12-01	BROSEKE MICHAEL A & TERES	1SD	*	0	127140	126030
143	1	2006-03-29	BROSEKE MICHAEL A	1QC	*	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
2022	11380	55930	67310	3029.86
2021	11380	56060	67440	3047.30

	p r o j e c t	ben acres	/ %	factor
131	BLANCHARD RIVER MAINT	XA/2025		
500	HARDIN COUNTY LANDFILL	XA/2025		
235	KELLOGG #983 - BLANCHARD	XA/2025		
921	BLANCHARD RIVER MAINT	XA/2023		
336	DULIN #1099 - BLANCHARD MAIN	XA/2025		



10061 US 68 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1660	124350
	Full Upper	FRAME	1280	63570
	Basement		1660	30710
	Subtotal			218630
Metal	Roof	MANSARD		

B 1 2 U A

Plaster/Drywall	X X	Plumbing	2100
Unfinished Wall	X	Garages and Carports	21890
Floor/Pine	X X	Extra Features	30780
Floor/Carpet	X X	Total Value	273400
Number of Rooms	1 5 4		
Bedrooms	1 3	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Plumbing			
Standard	1	Neighborhood:	
Extra 3 Fixture	1	Code:	3300
		Dwl/Gar/NC%	1.7000

		DixHt		Unit		Blt/Renov	Replace	Phy	Fnc	True
	Bldg Type	SHB+Cons	FtxFt	Area	Rate	Grade	Cond	Value	Dpr	Dpr	Value
1	DWELLING	2 B F		2940		C-	1900GD	246060	.40		250980
2	Shed		16X24	384		D	OLD/GD	3690	.60		1480
6	Pool		11X23	253		C	2018AV	12650	.40	.30	5310

Tab #		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB	BLOUNT SILT LOAM, 2	.6614	8370	5540	2230	1480
C 18	HKB	HASKINS SILT LOAM,	1.5932	8560	13640	2600	4140
C 24	MAB	MARTINSVILLE LOAM,	3.7099	8860	32870	2960	10980
C 26	MF	MILFORD SILTY CLAY	4.7564	10010	47610	3680	17500
C 51	WSTL	WASTE LAND	.5000	170	90	50	30
671	HSITE	HOMESITE	1.0000	26100	26100	26100	26100
970	DROW	DITCH RIGHT OF WAY	.3800				
980	ROAD	ROAD	1.7991				
C 26	MF	MILFORD SILTY CLAY	.6000	10010	6010	230	140

	15	131860	(100%)	60370 CAUV # 2480
		46150	(35%)	21130

Call Back: Sign: PSN Date: 2015-11-20 Lister: 33-280001.0000-v082020R