

PLEASANT TWP  
KENTON SD

00320

Hardin County, Ohio  
Michael T. Bacon, Auditor

33-280005.0000  
D112

RES  
2025

sale

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

2022 HUTCHINSON CHRIS	2017-08-14
2023 JARRETT GREGORY L & A	2022-09-01
2024 JARRETT GREGORY L & A	2022-09-01
2025 JARRETT GREGORY L & APR	2022-09-01 PT N1/2 NW1/4 28 2.707A
10342 US 68	LWD
KENTON OH 43326	\$260,000

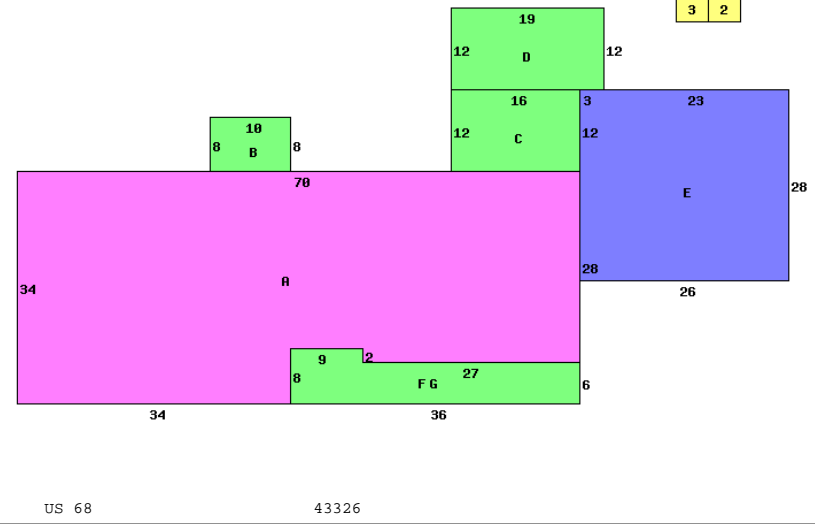
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	2.7100	2.7100	2.7100	2.7100	
Land100%	17740	26540	26540	26540	26550
Bldg100%	202260	224290	224290	224290	224290
Totl100%	220000t	250830t	250830t	250830t	250840t
Cauv100%					
Tax Value:					
Land 35%	6210	9290	9290	9290	9290
Bldg 35%	70790	78500	78500	78500	78500
Totl 35%	77000t	87790t	87790t	87790t	87790t
Hmstd35%	73510				
Owner Oc	69.42				
Hmstd RB					
Net Tax	3459.20	3514.72	3723.80	3720.34	
Sp-Asmnt	21.00	29.41	25.41	28.41	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		2146		a	*MAIN
	OFF	P		80	2400	b	PORCH
	EFP	P		192	7680	c	PORCH
	PAT	P		228	680	d	PORCH
	F2	G		728	17470	e	GRAGE
	RFX	P		234	2340	f	PORCH
	STP	P		234	940	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
454	1	2022-09-01	JARRETT GREGORY L & APRIL	LWD	260000	17740	202260
352	1	2017-08-14	HUTCHINSON CHRIS	1AF *	0	15630	146660
510	1	2015-12-29	HUTCHINSON CHRIS & TARA E	1SD *	0	15630	146660
169	1	2003-04-11	CHITAR LTD	1QC *	160000	13140	116630
173	1	2003-04-11	HUTCHINSON DONNA	1QC *	0	13140	116630

Year	Land	Bldg	Total	Net Tax
2021	6210	70790	77000	3472.30
2020	6210	70790	77000	2997.36

project	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



10342 US 68 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	FRAME 2146 145240
	Basement	2146 39550
	Subtotal	184790
Shingle	Roof	HIP
	B 1 2 U A	
Plaster/Drywall	X	Air Conditioning 3730
Unfinished Wall	X	Plumbing 2100
Floor/Carpet	X	Garages and Carports 17470
Floor/Tile-Lino	X	Extra Features 19440
Number of Rooms	1 5	Total Value 227530
Bedrooms	3	
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	1	Code: 3300
		Dwl/Gar/NC% 1.3400

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	2146		C+	1969GD	250280	.35		217990
2 Garage	F 0	20X28	560	C	1974AV	13440	.65		6300
3 P	*NV PATO	7X28	196		1977AV	0			0
homesite	1.0000	effective	depth	actual	effective	extended	true		
small acreage	1.7100	frontage	depth	rate	rate	value	value		
				5000	5000	18000	18000		
						8550	8550		