

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

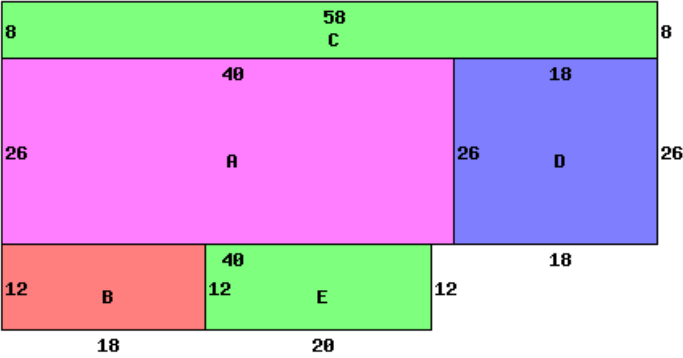
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D02

RES
2024

Sale		Eff. Rate: - 49.77 - 49.60 - 43.46 - 43.84 - a/r						
2021	TARO PROPERTIES LLC	2019-04-12	Tax Year	2021	2022	2023	2024	CAMA
2022	TARO PROPERTIES LLC	2019-04-12	Prop Cls	511	511	511	511	511
2023	TARO PROPERTIES LLC	2019-04-12	Acres	1.0360	1.0360	1.0360	1.0360	
2024	MILLER JAMES & AMY	2024-08-30	PT S1/2 SW1/4 28	1.036A				
	14171 W PATTERSON AVE	1SD						
	KENTON OH 43326	\$195,000						
			Tax Value:					
			Land 35%	4450	4450	6370	6370	6370
			Bldg 35%	30530	30530	39460	39460	39460
			Totl 35%	34980t	34980t	45830t	45830t	45830t
			Hmstd35%					
			Owner Oc					
			Hmstd RB					
			Net Tax	1608.94	1603.02	1834.84	1943.98	
			Sp-Asmnt	21.00	21.00	28.00	24.00	

SHB+ 1 B 1	CONS F F/C PAT F STP	TYPE M A P G P	FACT	SQ-FT 1040 216 464 468 240	VALUE 1390 11230 960	a b c d e	*MAIN ADDTN PORCH GRAGE PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
364	1	2024-08-30	MILLER JAMES & AMY	ISD	195000	18200	112740
135	1	2019-04-12	TARO PROPERTIES LLC	1WD	123000	12090	68430
236	1	2010-05-26	NINES DONALD D	1WD *	30000	10570	58510
158	1	2010-05-04	NINES DONALD D & RONALD G	1AF *	0	10570	58510
80	1	2003-02-14	NINES DONALD D & RONALD	1WD *	0	8090	45770
690	1	1997-12-12	NINES MARY V	1CT *	0	6170	41400
Year	Land	Bldg	Total	Net Tax			
2020	4450	30530	34980	1393.44			
2019	4240	23950	28190	725.26			
p r o j e c t				ben acres	/	%	factor
131	BLANCHARD RIVER MAINT			XA/2024			
500	HARDIN COUNTY LANDFILL			XA/2024			
336	DULIN #1099 - BLANCHARD MAIN			XA/2024			
921	BLANCHARD RIVER MAINT			XA/2023			

2 3



Occupancy 1 Single Family				*DWELLING COMPUTATIONS																													
Story Height 1						Sq-Ft		Value		Bldg Type		SHB+Cons		DixHt		Area		Unit		Grade		Blt/Renov		Cond		Replace		Phy		Fnc		True	
Floor Level		Main		FRAME		1256		103830		1 DWELLING		1 B F		12X18		216				C		1955GD		131580		.37				111080			
		Basement				628		11910		2 Shed				12X18		216				D		1955FR		2070		.70				620			
		Subtotal						115740		3 P		0FP		8X18		144				D		1955FR		3460		.70				1040			
Shingle		B 1 2 U A		GABLE								acres/		effective		depth		depth		actual		effective		extended		true							
Plaster/Drywall		X		Air Conditioning		2260				homesite		frontage		frontage		factor		rate		rate		rate		value		value		value		value			
Unfinished Wall		X		Garages and Carports		11230				small acreage		1.0000		.0400				18000		18000		18000		18000		18000		18000		18000			
Floor/Hardwood		X		Extra Features		2350												5000		5000		200		200		200		200		200			
Floor/Carpet		X		Total Value		131580																											
Floor/Tile-Lino		X																															
Number of Rooms		2 6		PUB ELECTRIC																													
Bedrooms		3		PUB GAS																													
				PRIV WATER																													
Central Heat		A		PRIV SEWER																													
FORCED AIR				PUB PAVED ST/RD																													
Central A/C		A																															
Plumbing				Neighborhood:																													
Standard		1		Code:		3300																											
				Dwl/Gar/NC%		1.3400																											