

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-290008.0000
C38

RES
2025

sale

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

2022	BRIM MATTHEW T & NICO	2015-06-22	
2023	BRIM MATTHEW T & NICO	2015-06-22	
2024	BRIM MATTHEW T & NICO	2015-06-22	
2025	BRIM MATTHEW T & NICOLE	2015-06-22	PT NE 1/4 28 & PT NW 1/4
	10501 US 68 REAR	USD	29 28-29 8.796A
			\$230,000
	KENTON OH 43326		

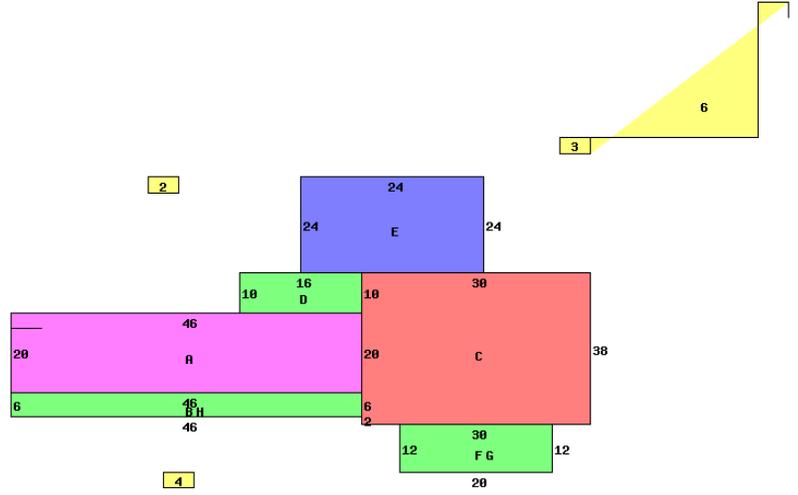
Tax Year	2022	2023	2024	2025	
Prop Cls	511	511	511	511	CAMA
Acres	8.8000	8.8000	8.8000	8.8000	511
Land100%	26860	41800	41800	41800	41790
Bldg100%	255600	318890	318890	318890	318890
Totl100%	282460t	360690t	360690t	360690t	360680t
Cauv100%					
Tax Value:					
Land 35%	9400	14630	14630	14630	14630
Bldg 35%	89460	111610	111610	111610	111610
Totl 35%	98860t	126240t	126240t	126240t	126240t
Hmstd35%	88550	108560	108560	108560	
Owner Oc	83.62	92.98	92.88	91.90	hmstd 6300 l 102260 b
Hmstd RB					
Net Tax	4446.76	4961.12	5261.86	5257.84	
Sp-Asmnt	21.00	52.56	48.56	51.56	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		920		b	PORCH
	RFX	P		276	2760	c	ADDTN
2	F/C	A		1140		d	PORCH
	FFP	P		160	6400	e	GRAGE
	F2	G		576	13820	f	PORCH
	OFFP	P		240	7200	g	PORCH
	BAL	P		240	3600	h	PORCH
	STP	P		276	1100		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
308	1	2015-06-22	BRIM MATTHEW T & NICOLE	USD	230000	24770	153660
395	1	2011-09-16	DELONG AMANDA	LWD	185000	24770	194460
248	1	2008-07-03	HERZOG SHAWN B	*	0	24170	186660
788	1	2004-12-02	HERZOG SHAWN B & TAMMY R	USD	205000	22260	161690
859	1	1990-10-23		LUN *	0	0	131110

Year	Land	Bldg	Total	Net Tax
2021	9400	89460	98860	4463.56
2020	9400	89460	98860	3853.84

Project	ben acres	%	factor
921 BLANCHARD RIVER MAINT			XA/2023
500 HARDIN COUNTY LANDFILL			XA/2025
131 BLANCHARD RIVER MAINT			XA/2025
235 KELLOGG #983 - BLANCHARD			XA/2025
336 DULIN #1099 - BLANCHARD MAIN			XA/2025



10501 US 68 REAR 43326

Occupancy	Single Family	*DWELLING COMPUTATIONS
Story Height	2	Sq-Ft Value
Floor Level	Main	FRAME 2060 140310
	Full Upper	FRAME 1140 63090
	Subtotal	203400
Metal	Roof	FLAT
	B 1 2 U A	

Plaster/Drywall	X	Fireplaces	2000
Panelled Wall	X	Air Conditioning	5690
Floor/Pine	X X	Plumbing	5600
Floor/Carpet	X X	Garages and Carports	13820
Number of Rooms	5 2	Extra Features	21860
Bedrooms	2 2	Total Value	252370

Fireplace		PUB ELECTRIC	
Openings	1	PRIV WATER	
Stacks	1	PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Central A/C	A	Neighborhood:	
Plumbing		Code:	3300
Standard	1	Dwl/Gar/NC%	1.3400
Extra 3 Fixture	2		
Extra 2 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C		3200	B-	1956VG	302840	.28	292180
2 Garage	1 F 0	22X22	484	C	1965AV	11620	.65	5450
3 Pole Build	1 P 0	90X40	3600	B-	OLD/FR	54000	.70	16200 ELECTRIC
4 POND	*.50A		0		OLD/	0		0
5 Lean-To		10X70	700	C	2017AV	5600	.20	4480
6 Lean-To		8X14	112	D	2017AV	720	.20	580
	acres/	effective	depth	actual	effective	extended	true	
homesite	frontage	frontage	depth	rate	rate	value	value	
small acreage	7.8000			18000	18000	18000	18000	
				5000	3050	23790	23790	