

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-290024.0000
C49

RES
2025

- sale

2022	ERTER	BETH	A	2016-05-12					
2023	ERTER	BETH	A	2016-05-12					
2024	ERTER	BETH	A	2016-05-12					
2025	ERTER	BETH	A	2016-05-12	PT	W1/2	SW1/4	29	1.437A
	10632	CR	145	1WD					
				\$210,000					
	KENTON	OH	43326						

- Eff Rate: - 49.60 — 43.46 — 45.84 — 45.76 — a/r					
Tax Year	2022	2023	2024	2025	2025
Prop Cls	511	511	511	511	511
Acres	1.4400	1.4400	1.4400	1.4400	1.4400
Land100%	13910	20200	20200	20200	20200
Bldg100%	251260	305030	305030	305030	305030
Tot100%	265170t	325230t	325230t	325230t	325230t

CAMA
511
22900
86700
09600t

2027 ROYER COLTEN & TERRILL 2026-06-12
10632 CR 145 2SD
KENTON OH 43326

Tax Value:					
Land 35%	4870	7070	7070	7070	7070
Bldg 35%	87940	106760	106760	106760	106760
Totl 35%	92810t	113830t	113830t	113830t	113830t
Hmstd35%	90770	111040	111040	110990	110990
Owner Oc	85.70	95.10	95.00	93.96	93.96
Hmstd RB					
Net Tax	4167.42	4462.16	4733.34	4729.88	4729.88
Sp-Asmnt	27.00	31.00	27.00	30.00	

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hmstd 6300 l 104690 b
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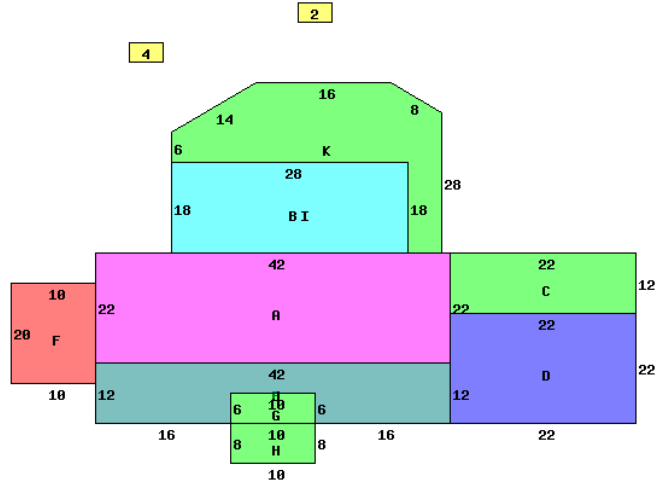
2HB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		924		a	*MAIN
	VAULT	X		504		b	OTHER
	EPF	P		264	10560	c	PORCH
	G	A		484	11620	d	GRAGE
1	F/C	A		444		e	ADDTN
1	F/C	A		200		f	ADDTN
	OPF	P		60	1800	g	PORCH
	WDD	P		80	1200	h	PORCH
1	F/C	A		504		i	ADDTN
	CATH	X		444		j	OTHER
	DK	P		516	7740	k	PORCH

gas fireplace

Sal#	#p	sale date	TOYER COLTEN & TERRILL	Type/Invalid?	Sale\$	co:land	co:blldg
280	1	2026-06-12	ROYER COLTEN & TERRILL	2SD	355000	20200	305030
163	1	2016-05-12	ERTER BETH A	1WD	210000	11830	186090
492	2	2014-10-08	KINNEAR LAURA L	2AF *	0	11830	190460
370	2	2013-08-09	KINNEAR KEITH W & LAURA L	10C *	0	11830	190460
26	1	1996-01-16	KINNEAR LAURA L	10C *	0	13110	91600
73	1	1993-02-02	KINNEAR KEITH W & LAURA L	1WD	107500	0	80430
262	0	1986-04-21			0	0	84200

Year	Land	Bldg	Total	Net Tax
2021	4870	87940	92810	4183.22
2020	4870	87940	92810	3610.74

project	ben acres	/ %	factor
31 BLANCHARD RIVER MAINT	XA/2025		
00 HARDIN COUNTY LANDFILL	XA/2025		
35 KELLOGG #983 - BLANCHARD	XA/2025		
51 PFISTER #909 BLANCHARD RIVER	XA/2025		
21 BLANCHARD RIVER MAINT	XA/2023		
52 OATES #1011 BLANCHARD RIVER	XA/2025		



10632 CR 145 43326

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
				Sq-Ft	Value
Story Height	2				
Floor Level		Main	FRAME	2072	141120
		Full Upper	FRAME	924	60740
		Subtotal			201860
Shingle		Roof	GABLE		
Plaster/Drywall	B	1 2 U A			
Floor/Pine		X X		Air Conditioning	5280
Floor/Carpet		X X		Plumbing	3500
Floor/Tile-Lino		X		Garages and Carports	11620
Number of Rooms		5 2		Extra Features	22500
Bedrooms		1 2		Total Value	244760
Central Heat		A		PUB ELECTRIC	
ELECTRIC				PRIV WATER	
Central A/C		A		PRIV SEWER	
Plumbing				PUB PAVED ST/RD	
Standard	1			Neighborhood:	
Extra 3 Fixture	1			Code:	3300
Extra 2 Fixture	1			Dw1/Gar/NC%	1.7000

			DixHt		Unit	Blt/Renov	Replace	Phy	Fnc	True
1	Bldg Type	SHB+Cons	FtxFt	Area	Rate	Cond	Value	Dpr	Dpr	Value
2	DWELLING	2	F/C	2996		B-	1976VG	293710	.24	379470
3	Shed		12X20	240		D	OLD/AV	2300	.65	810
2	Garage		20X22	440		C	1982AV	10560	.65	6280
4	P	PAT		130		C	1976AV	390	.65	140
		acres/	effective		depth	actual	effective	extended		true
homesite		frontage	frontage		factor	rate	rate	value		value
small acreage		1.0000				20700	20700	20700		20700
		.4400				5000	5000	2200		2200

Call Back:

Sign: PSN Date: 2016-11-11 Lister:

33-290024.0000-v082020R