

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-310017.0000
B19

RES
2025

sale

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

2022	DODDS DONAVAN L ETAL	2012-02-22	
2023	DODDS DONAVAN L & DEN	2022-08-22	
2024	DODDS DONAVAN L & DEN	2022-08-22	
2025	DODDS DONAVAN L & DENIS	2022-08-22	PT NE 1/4 31 .736A
	12640 SR 309 W	2AF	
	KENTON OH 43326	\$0	

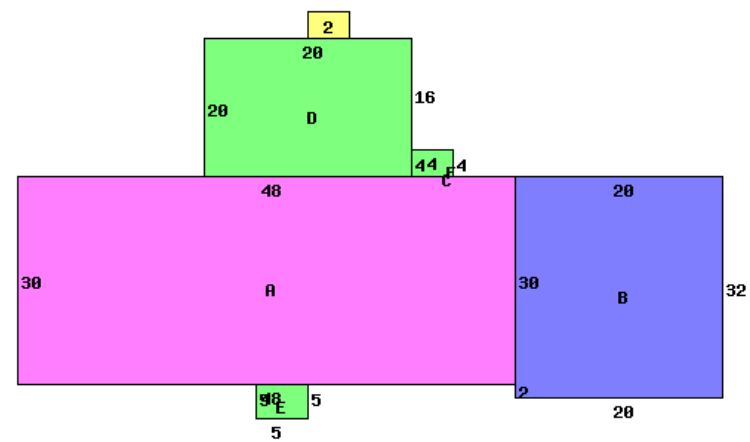
Tax Year	2022	2023	2024	2025	2025	
Prop Cls	511	511	511	511	511	CAMA
Acres	.7400	.7400	.7400	.7400	.7400	511
Land100%	10570	15110	15110	15110	15110	15120
Bldg100%	111540	129260	129260	129260	129260	129250
Totl100%	122110t	144370t	144370t	144370t	144370t	144370t
Cauvl00%						
Tax Value:						
Land 35%	3700	5290	5290	5290	5290	5290
Bldg 35%	39040	45240	45240	45240	45240	45240
Totl 35%	42740t	50530t	50530t	50530t	50530t	50530t
Hmstd35%	39160	46050	46050	46050	46050	
Owner Oc	36.98	39.44	39.40	38.98	38.98	hmstd 5290 l 40760 b
Hmstd RB	392.70					
Net Tax	1528.92	1983.56	2103.94	2102.36	2102.36	
Sp-Asmnt	28.53	28.53	44.93	44.93		

SHB+	CON	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1440		a	*MAIN
	F2	G		640	15360	b	GRAGE
	STP	P		16	60	c	PORCH
	PAT	P		400	1200	d	PORCH
	OFF	P		25	750	e	PORCH
	CAN	P		16	130	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
393	2	2022-08-22	DODDS DONAVAN L & DENISE	2AF *	0	10570	111540
52	2	2012-02-22	DODDS DONAVAN L ETAL	2OC *	0	8330	83510
306	2	2008-09-02	DODDS DONAVAN L ETAL	2OC *	0	8310	104200
134	4	2007-04-05	DODDS CAROL S ETAL	4CT *	0	8310	104200

Year	Land	Bldg	Total	Net Tax
2021	3700	39040	42740	1534.72
2020	3700	39040	42740	1325.08

project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025
251 PFISTER #909 BLANCHARD RIVER				XA/2025
252 OATES #1011 BLANCHARD RIVER				XA/2025
921 BLANCHARD RIVER MAINT				XA/2023



12640 SR 309 43326

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	1			Sq-Ft	Value
Floor Level	Main	FRAME		1440	113850
	Subtotal				113850
Shingle	Roof	GABLE			
Plaster/Drywall	X		Fireplaces	2000	
Panelled Wall	X		Air Conditioning	2520	
Floor/Hardwood	X		Plumbing	2100	
Floor/Carpet	X		Garages and Carports	15360	
Number of Rooms	5		Extra Features	2140	
Bedrooms	3		Total Value	137970	
Fireplace			PUB ELECTRIC		
Openings	1		PUB GAS		
Stacks	1		PRIV WATER		
Central Heat	A		PRIV SEWER		
CEILING			PUB PAVED ST/RD		
Central A/C	A				
Plumbing			Neighborhood:		
Standard	1		Code:	3300	
Extra 2 Fixture	1		Dwl/Gar/NC%	1.3400	
Extra Fixture	1				

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	FtxFt	1440	Rate	C	1959GD	137970	.37	Dpr	Value
2 Pool	VINL		730		C	1991AV	36500	.50	.30	116470
		acres/	effective	depth		actual	effective	extended		true
homesite		frontage	frontage	depth		rate	rate	value		value
		.7400				18000	18000	15120		15120

Call Back:

Sign: PSN Date: 2015-11-13 Lister:

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