

PLEASANT TWP
KENTON SD

00320

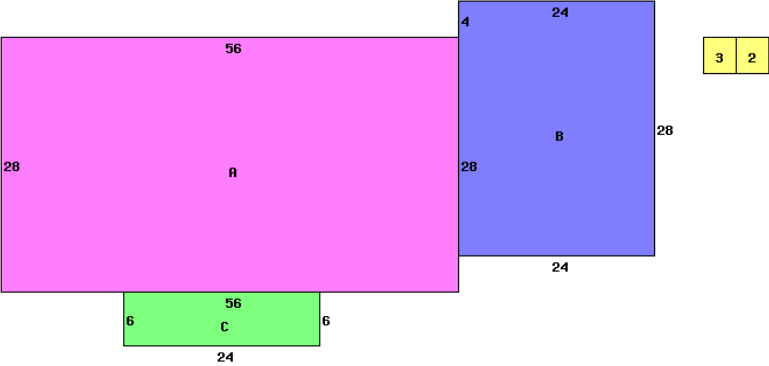
Hardin County, Ohio
Michael T. Bacon, Auditor

33-310031.0000
B32

RES
2025

sale		Eff Rate:- 49.60 — 43.46 — 45.84 — 45.84 — a/r			
2022 GIBSON ROGER R & KARE	2005-03-04	Tax Year	2022	2023	2024
2023 GIBSON ROGER R & KARE	2005-03-04	Prop Cls	511	511	511
2024 GIBSON ROGER R & KARE	2005-03-04	Acres	1.7940	1.7940	1.7940
2025 GIBSON ROGER R & KAREN	2005-03-04 PT NE4 COR NW4 S31	Land100%	14970	21970	21970
12547 SR 309	2WD 1.794A	Bldg100%	170710	211800	211800
KENTON OH 43326	\$30,000	Totl100%	185690t	233770t	233770t
		Cauv100%			
Orig Tax Year 2003		Tax Value:			
Parent: 33-310002.0000		Land 35%	5240	7690	7690
		Bldg 35%	59750	74130	74130
		Totl 35%	64990t	81820t	81820t
		Hmstd35%	60960	76240	76240
		Owner Oc	57.56	65.30	65.22
		Hmstd RB			
		Net Tax	2920.68	3210.42	3405.36
		Sp-Asmnt	27.00	31.00	27.00

SHB+ 1 B	CONS F F OFF	TYPE M G P	FACT	SQ-FT 1568 672 144	VALUE 16130 4320	a b c	*MAIN GRAGE PORCH
Sale# 138 221	#p 2 2	sale date 2005-03-04 2002-05-06	To GIBSON ROGER R & KAREN S WIES THOMAS D & SONYA A	Type/Invalid? 2WD 2WD	Sale\$ 30000 8500	co:land 5370 0	co:bldg 0 0
Year 2021 2020	Land 5240 5240	Bldg 59750 59750	Total 64990 64990	Net Tax 2931.74 2530.90			
p r o j e c t					ben acres	/ %	factor
131	BLANCHARD RIVER MAINT				XA/2024		
235	KELLOGG #983 - BLANCHARD				XA/2019		
251	PFISTER #909 BLANCHARD RIVER				XA/2024		
921	BLANCHARD RIVER MAINT				XA/2023		
252	OATES #1011 BLANCHARD RIVER				XA/2024		
500	HARDIN COUNTY LANDFILL				XA/2024		



Occupancy 1 Single Family				*DWELLING COMPUTATIONS													
Story Height	1			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
Floor Level		Main	FRAME	1568	123200	1 DWELLING	1 B F	1568	1200		C	2006AV		177540	.16		199840
		Basement		1568	29010	2 Pole Build		30X40	1200		C	2015AV		14400	.25		10800
		Subtotal			152210	3 P	CAN	8X24	192		C	2015AV		1540	.25		1160
Shingle		Roof	GABLE														
	B 1 2 U A						acres/	effective	depth	depth	actual	effective	extended	true			
Plaster/Drywall	D		Air Conditioning	2780		homesite	frontage	frontage	depth	factor	rate	rate	value	value			
Unfinished Wall	X		Plumbing	2100		small acreage	1.0000				18000	18000	18000	18000			
Floor/Carpet	X		Garages and Carports	16130			.7940				5000	5000	3970	3970			
Floor/Concrete	X		Extra Features	4320													
Floor/Tile-Lino	X		Total Value	177540													
Number of Rooms	15																
Bedrooms	3		PUB ELECTRIC														
			PRIV WATER														
Central Heat	A		PRIV SEWER														
GEOHERMAL			PUB PAVED ST/RD														
Central A/C	A		Topo: ROLLING														
Plumbing																	
Standard	1		Neighborhood:														
Extra 3 Fixture	1		Code:	3300													
			Dwl/Gar/NC%	1.3400													