

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-341015.0000
N56

RES
2025

sale

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

| | | | | | |
|-----------------|-------|---------|--------------------------------|------------|--------------------------|
| 2022 | BROSE | TERENCE | ANDREW | 2018-10-12 | |
| 2023 | BROSE | TERENCE | ANDREW | 2018-10-12 | |
| 2024 | BROSE | TERENCE | ANDREW | 2018-10-12 | |
| 2025 | BROSE | TERENCE | ANDREW & 11895 PARK LANE DR | 2018-10-12 | MYERS PARKVIEW 32 LSD |
| | | | | \$149,000 | |
| KENTON OH 43326 | | | | | |

| | | | | | |
|------------|---------|---------|---------|---------|----------------------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 510 |
| Acres | | | | | |
| Land100% | 18600 | 25310 | 25310 | 25310 | 25300 |
| Bldg100% | 87740 | 115430 | 115430 | 115430 | 115430 |
| Totl100% | 106340t | 140740t | 140740t | 140740t | 140730t |
| Cauvl00% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 6510 | 8860 | 8860 | 8860 | 8860 |
| Bldg 35% | 30710 | 40400 | 40400 | 40400 | 40400 |
| Totl 35% | 37220t | 49260t | 49260t | 49260t | 49260t |
| Hmstd35% | | | | 48980 | |
| Owner Oc | | | | 41.46 | |
| Hmstd RB | | | | | hmstd 8860 l 40120 b |
| Net Tax | 1705.64 | 1972.16 | 2089.46 | 2046.06 | |
| Sp-Asmnt | 24.64 | 24.64 | 37.73 | 37.73 | |

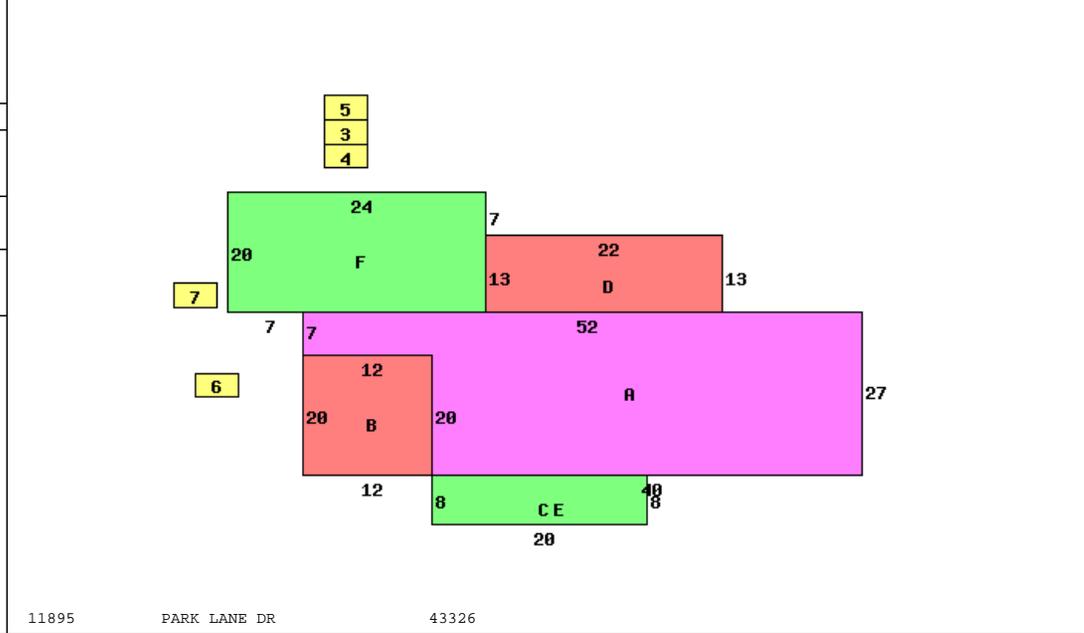
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
|------|------|------|------|-------|-------|---|-------|
| 1 | B/C | M | | 1164 | | | ADDTN |
| 1 | F | A | | 240 | | | PORCH |
| 1 | PAT | P | | 160 | 480 | | ADDTN |
| | F | A | | 286 | | | PORCH |
| | RFX | P | | 160 | 1600 | | PORCH |
| | PAT | P | | 480 | 1440 | | PORCH |

gas fireplace

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| 503 | 1 | 2018-10-12 | BROSE TERENCE ANDREW & | LSD | 149000 | 17710 | 71460 |
| 284 | 1 | 2000-05-18 | HOMMEL REX T & DANETTE K | LWD | 82000 | 14660 | 53090 |
| 533 | 1 | 1998-12-15 | LANDIS JANET G | LCT * | 0 | 13970 | 40740 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 6510 | 30710 | 37220 | 1711.98 |
| 2020 | 6510 | 30710 | 37220 | 1482.66 |

| Project | ben acres | % | factor |
|----------------------------------|-----------|---|---------|
| 902 MAIN DISTRICT CONSERVANCY | | | XA/2025 |
| 500 HARDIN COUNTY LANDFILL | | | XA/2025 |
| 254 WARD #1013 SCIOTO RIVER MAIN | | | XA/2025 |



11895 PARK LANE DR 43326

| | | |
|---------------------------|-------------------|------------------------|
| Occupancy 1 Single Family | | *DWELLING COMPUTATIONS |
| Story Height 1 | | Sq-Ft Value |
| Floor Level | Main BRICK | 1690 139360 |
| Shingle | Subtotal Roof HIP | 139360 |
| Plaster/Drywall | X | Air Conditioning 3030 |
| Floor/Pine | X | Plumbing 2100 |
| Floor/Carpet | X | Extra Features 3520 |
| Number of Rooms | 6 | Total Value 148010 |
| Bedrooms | 3 | |
| Central Heat | A | PUB ELECTRIC |
| FORCED AIR | | PUB GAS |
| Central A/C | A | PUB WATER |
| Plumbing | | PRIV SEWER |
| Standard | 1 | PUB PAVED ST/RD |
| Extra 3 Fixture | 1 | Neighborhood: |
| | | Code: 3320 |
| | | Dwl/Gar/NC% 1.1800 |

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Phy | Fnc | True |
|------------|----------|-------|------|-----------|--------|-----|-------|
| 1 DWELLING | 1 B | 1690 | Rate | Grade | Cond | Dpr | Value |
| 2 P | *PP PAT0 | 8X10 | 80 | | OLD/ | | 0 |
| 3 Shed | | 12X16 | 192 | C | 1990AV | .65 | 810 |
| 4 P | *PP PAT | 25X10 | 250 | | OLD/ | | 0 |
| 5 Shed | *PP M 0 | 10X10 | 100 | | OLD/ | | 0 |
| 6 Garage | F | 18X20 | 360 | C | 2000AV | .55 | 4590 |
| 7 CARPORT | *PP | 16X16 | 256 | | OLD/ | | 0 |

| front lot | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|-----------|-----------------|--------------------|-------|--------------|-------------|----------------|----------------|------------|
| | 110.0000 | 110.00 | 220 | 115 | 200 | 230 | 25300 | 25300 |