PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-341040.0000 RES
N19 2026

sale

2023 PIFER BRIDGET E	2022-11-30	
2024 PIFER BRIDGET E	2022-11-30	
2025 PIFER BRIDGET E	2022-11-30	
2026 PIFER BRIDGET E	2022-11-30	MYERS PARKVIEW 21 .68A
15845 BEVERLY DR	1QC	
	$185,000	
KENTON OH 43326		

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

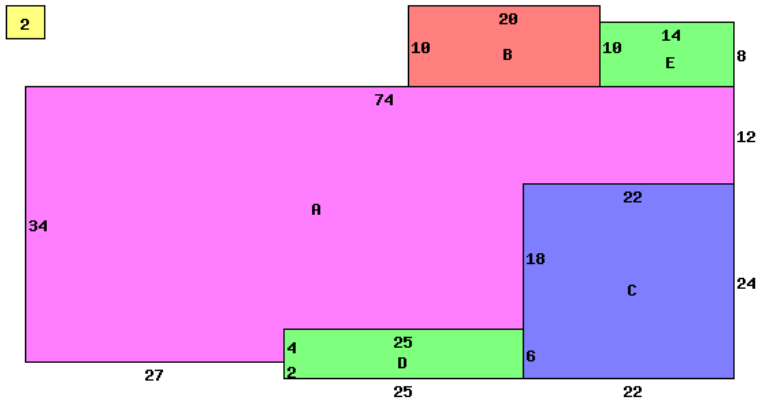
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres	.6800	.6800	.6800	.6800	.6800			
Land100%	31060	31060	31060	31060		31060	35770	35780
Bldg100%	140140	140140	140140	140140		140140	172230	172220
Totl100%	171200t	171200t	171200t	171200t		171200t	208000t	208000t
Cauv100%								
Tax Value:								
Land 35%	10870	10870	10870	10870		10870	12520	12520
Bldg 35%	49050	49050	49050	49050		49050	60280	60280
Totl 35%	59920t	59920t	59920t	59920t		59920t	72800t	72800t
Hmstd35%				59920		59920	59920	
Owner Oc	51.32	51.26	50.72	50.72	50.72	hmstd 10870 l	49050 b	
Hmstd RB								
Net Tax	2347.62	2490.38	2488.56	2488.56	2488.56			
Sp-Asmnt	25.15	40.05	40.05	40.05				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	B/C	M		1932		a	*MAIN
1	F/C	A		200		b	ADDTN
	B2	G		528	14780	c	GRAGE
	OFP	P		150	4500	d	PORCH
	PAT	P		112	340	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
620	1	2022-11-30	PIFER BRIDGET E	1QC	185000	22830	116060
407	1	2014-08-12	HUGHES RONDA L	1WD *	0	19860	106000

Year	Land	Bldg	Total	Net Tax
2022	7990	40620	48610	1789.02
2021	7990	40620	48610	1795.82

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



15845 BEVERLY DR 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	2132	158730
	Subtotal			158730
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Fireplaces	2000
Panelled Wall	X	Air Conditioning	3710
Floor/Hardwood	X	Plumbing	2100
Floor/Carpet	X	Garages and Carports	14780
Number of Rooms	7	Extra Features	4840
Bedrooms	3	Total Value	186160
Fireplace		PUB ELECTRIC	
Openings	1	PUB GAS	
Stacks	1	PUB WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	3320
Extra 3 Fixture	1	Dwl/Gar/NC%	1.4500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B		2132		C+	1961AV	204780	.42		172220
2	Shed	*PP 0	8X10	80			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		135.00	220	115	230	265	35780	35780

Call Back: Sign: PSN Date: 2015-08-11 Lister:

33-341040.0000-v082020R