PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-341045.0000 RES
N18 2026

sale

2023 WILKERSON MICHAEL L &	2009-05-22	
2024 WILKERSON MICHAEL L &	2009-05-22	
2025 WILKERSON MICHAEL L &	2009-05-22	
2026 WILKERSON MICHAEL L & A	2009-05-22 MYERS PARKVIEW 40	.798A
15799 BEVERLY DR	1SD	
	$122,000	
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	.7980	.7980	.7980	.7980	.7980			
Land100%	31230	31230	31230	31230		31230	35970	35970
Bldg100%	176800	176800	176800	176800		176800	217110	217110
Totl100%	208030t	208030t	208030t	208030t		208030t	253090t	253080t
Cauv100%								
Tax Value:								
Land 35%	10930	10930	10930	10930		10930	12590	12590
Bldg 35%	61880	61880	61880	61880		61880	75990	75990
Totl 35%	72810t	72810t	72810t	72810t		72810t	88580t	88580t
Hmstd35%								
Owner Oc	62.36	62.30	61.64	61.64	61.64			
Hmstd RB								
Net Tax	2852.62	3026.08	3023.88	3023.88	3023.88			
Sp-Asmnt	30.72	45.86	45.86	45.86				

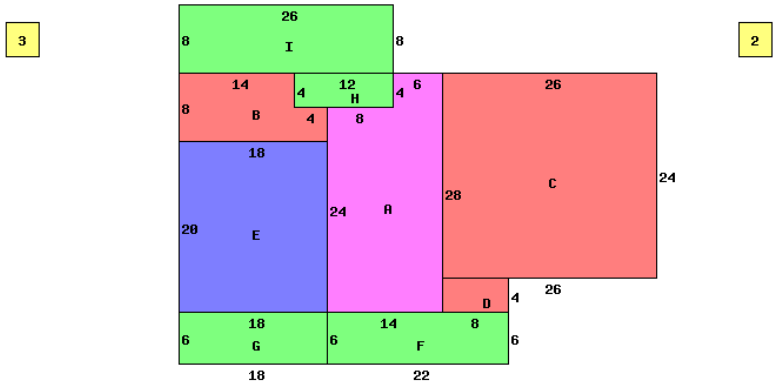
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		360		a	*MAIN
2	F/C	A		128		b	ADDTN
1 B	F	A		624		c	ADDTN
1	F/C	A		32		d	ADDTN
F	F2 F	G		360	10450	e	GRAGE
	OFP	P		132	3960	f	PORCH
	RFX	P		108	1080	g	PORCH
F	OH	P		48	1820	h	PORCH
	OFP	P		208	6240	i	PORCH

#: 74 L/W
2012 duplicate combined jparcels
333400740000 .118a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
176	1	2009-05-22	WILKERSON MICHAEL L & ANN	1SD	122000	15600	128710
591	1	1997-09-19	CAVALIER JEFFREY C & VAN	1WD	115000	12630	77710

Year	Land	Bldg	Total	Net Tax
2022	8060	46150	54210	2433.06
2021	8060	46150	54210	2442.28

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



15799 BEVERLY DR 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1144	105580
	Full Upper	FRAME	896	61180
	Basement		624	11840
	Subtotal			178600
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		D	D		
Panelled Wall	X	X			
Unfinished Wall	X				
Floor/Hardwood		X	X		
Floor/Carpet		X	X		
Floor/Concrete	X				
Floor/Tile-Lino		L			
Number of Rooms	1	4	3		
Bedrooms			3		
Fireplace					
Openings	2				
Stacks	1				
Central Heat		A			
FORCED AIR					
Central A/C		A			
Plumbing					
Standard	1				
Extra 3 Fixture	1				
Extra 2 Fixture	1				

	84 sq ft	
Basement Finish		1220
Fireplaces		4000
Air Conditioning		3660
Plumbing		3500
Garages and Carports		10450
Extra Features		14100
Total Value		215530
PUB ELECTRIC		
PUB GAS		
PRIV WATER		
PRIV SEWER		
PUB PAVED ST/RD		
Neighborhood:		
Code:		3320
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	2 F/C		2124		C+	1959GD	237080	.37		216570
2	Shed		10X16	160		D	1990AV	1540	.65		540
3	Shed	*PP	10X10	112			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
rear lot		38.00	135	7	70	5	190	190

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