PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-341066.0000 RES
N15 2026

sale

2023 BEIDELSCHIES FRANK &	1987-11-09	
2024 BEIDELSCHIES FRANK &	1987-11-09	
2025 BEIDELSCHIES FRANK &	1987-11-09	
2026 BEIDELSCHIES FRANK & CO	1987-11-09	PT SE 1/4 PT TRACT 34
15697 BEVERLY DR		.76A PT VAC STREET
	$62,500	
KENTON OH 43326		

2028 BEIDELSCHIES CONNIE S	2026-10-07	
15697 BEVERLY DR	1QC	
KENTON OH 43326		

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

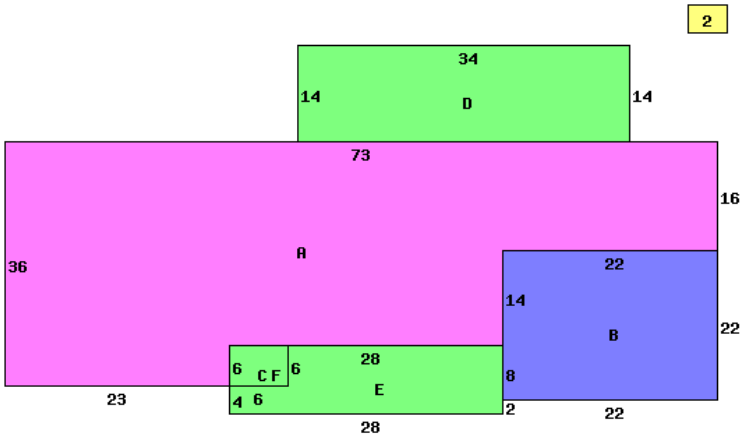
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres	.7600	.7600	.7600	.7600	.7600			
Land100%	35170	35170	35170	35170		35170	40490	40480
Bldg100%	168370	168370	168370	168370		168370	206770	206760
Totl100%	203540t	203540t	203540t	203540t		203540t	247260t	247240t
Cauv100%								
Tax Value:								
Land 35%	12310	12310	12310	12310		12310	14170	14170
Bldg 35%	58930	58930	58930	58930		58930	72370	72370
Totl 35%	71240t	71240t	71240t	71240t		71240t	86540t	86530t
Hmstd35%	71020	71020	71020	71020		71020	86310	
Owner Oc	60.82	60.76	60.12	60.12	60.12	hmstd 12310 l	58710 b	
Hmstd RB	359.26	407.30	421.50	421.50	421.50			
Net Tax	2432.06	2553.74	2537.36	2537.36	2537.36			
Sp-Asmnt	25.34	42.52	42.52	42.52				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		2020		a	*MAIN
	F2	G		484	11620	b	GRAGE
	RFX	P		36	360	c	PORCH
	STP	P		476	1900	d	PORCH
	PAT	P		244	730	e	PORCH
	STP	P		36	140	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
474	1	2026-10-07	BEIDELSCHIES CONNIE S	1QC *	0	35170	168370
946	0	1987-11-09		*	62500	0	64030

Year	Land	Bldg	Total	Net Tax
2022	9040	44340	53380	2003.28
2021	9040	44340	53380	2010.86

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



15697 BEVERLY DR 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2020	138170
	Basement		2020	37230
	Subtotal			175400
Shingle	Roof	HIP		

B 1 2 U A			
Plaster/Drywall	X	Fireplaces	2000
Unfinished Wall	X	Air Conditioning	3580
Floor/Pine	X	Plumbing	2100
Floor/Carpet	X	Garages and Carports	11620
Number of Rooms	1 6	Extra Features	4110
Bedrooms	3	Total Value	198810
Fireplace		PUB ELECTRIC	
Openings	1	PUB GAS	
Stacks	1	PRIV WATER	
Central Heat	A	PRIV SEWER	
GAS		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 F		2020		C+	1968GD	218690	.35		206120
2	Shed		10X19	190		D	1979AV	1820	.65		640
3	Pool	*PP		0			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot	243.6900	244.00	160	103	230	237	57830	40480	Excess Fro

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