PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-350006.0000 AGR
A32 2026

sale

2023 RUSH EMMA KAY		1990-07-16
2024 RUSH EMMA KAY		1990-07-16
2025 RUSH EMMA KAY		1990-07-16
2026 RUSH EMMA KAY		1990-07-16 PT E 1/2 SE 1/4 S35
16839 SR 309		1UN 20.00A
		$0
KENTON OH 43326		

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

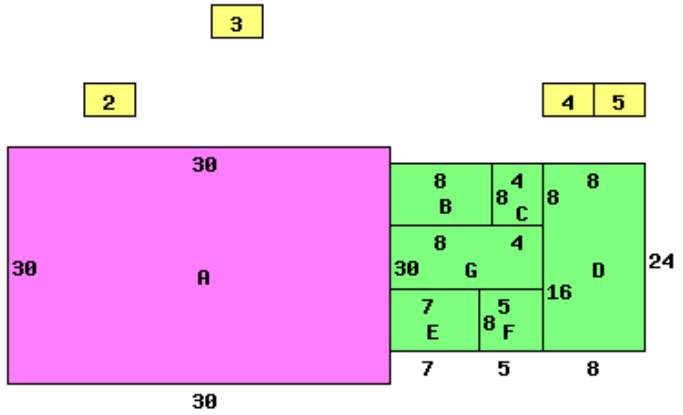
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	20.0000	20.0000	20.0000	20.0000	20.0000			
Land100%	120710	120710	120710	120710		120710	175110	175100
Bldg100%	177540	177540	177540	177540		177540	221690	221690
Totl100%	298260t	298260t	298260t	298260t		298260t	396800t	396790t
Cauv100%	60770	60770	60770	60770		120710	175110	66390
Tax Value:								
Land 35%	21270	21270	21270	21270		21270	23240	61280
Bldg 35%	62140	62140	62140	62140		62140	77590	77590
Totl 35%	83410t	83410t	83410t	83410t		83410t	100830t	138880t
Hmstd35%	63830	63830	63830	63830		63830	82130	
Owner Oc	54.66	54.60	54.04	54.04	54.04	hmstd 6300 l	57530 b	
Hmstd RB	359.26	407.30	421.50	421.50	421.50			
Net Tax	2925.44	3076.12	3059.18	3059.18	3059.18			
Cauv Sav	1159.86	839.96	889.92	889.08				
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		900		a	*MAIN
	EFP	P		64	2560	b	PORCH
	OFP	P		32	960	c	PORCH
	OFP	P		192	5760	d	PORCH
	EFP	P		56	2240	e	PORCH
	OFP	P		40	1200	f	PORCH
	DK	P		96	1440	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
565	1	1990-07-16		1UN *	0	0	81910

Year	Land	Bldg	Total	Net Tax
2022	11990	50470	62460	2421.30
2021	11990	50470	62460	2430.44

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			



16839 SR 309 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	900	102580
	Part Upper	FRAME	900	45410
	Basement		450	8650
	Subtotal			156640
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	Fireplaces	2000
Unfinished Wall	X	Air Conditioning	3280
Floor/Hardwood	X	Extra Features	14160
Floor/Pine	X X	Total Value	176080
Number of Rooms	1 3 3		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Fireplace		PRIV SEWER	
Openings	1	PUB PAVED ST/RD	
Stacks	1	Topo: ROLLING	
Central Heat	A		
FORCED AIR		Neighborhood:	
Central A/C	A	Code:	3300
Plumbing		Dwl/Gar/NC%	1.7000
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1T F		1800		C+	1930GD	193690	.40		197560
2	Garage		24X28	672		C	1970GD	16130	.60		10970
3	Shed			1100		D	1930FR	10560	.70		3170
4	Bank Barn		40X60	2400		D	1968GD	23040	.60		9220
5	P	CAN	6X40	240		C	1968GD	1920	.60		770

Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB	BLOUNT SILT LOAM, 2	3.0563	8370	25580	2230	6820
C 14	GWB	GLYNWOOD SILT LOAM	1.8016	7830	14110	1630	2940
C 16	GYC2	GLYNWOOD CLAY LOAM	5.8050	6890	40000	870	5050
C 26	MF	MILFORD SILTY CLAY	6.9245	10010	69310	3680	25480
671	HSITE	HOMESITE	1.0000	26100	26100	26100	26100
980	ROAD	ROAD	1.4126				
			20		175100	(100%)	66390
					61290	(35%)	23240

CAUV # 2094

Call Back: Sign: PSN Date: 2015-11-12 Lister:

33-350006.0000-v082020R