PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-350011.0000 RES
A26 2026

sale

2023 DAVIDSON MICHAEL & BE	2019-07-10	
2024 DAVIDSON MICHAEL & BE	2019-07-10	
2025 DAVIDSON MICHAEL & BE	2019-07-10	
2026 DAVIDSON MICHAEL & BETH	2019-07-10 PT NW 1/4 35	5.80A
16013 SR 67	1SD	
	$149,900	
KENTON OH 43326		

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

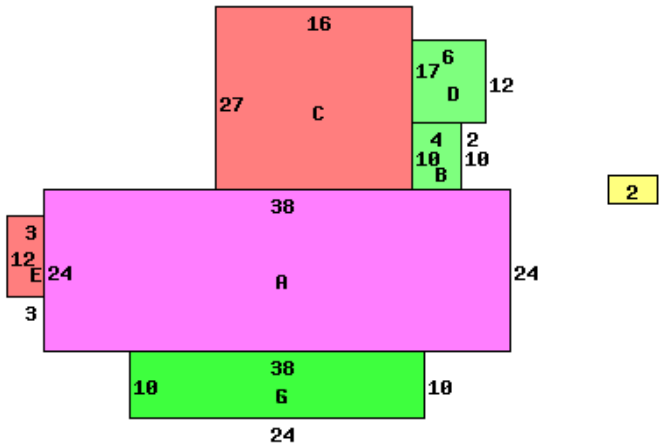
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	5.8000	5.8000	5.8000	5.8000	5.8000			
Land100%	36230	36230	36230	36230		36230	38940	38940
Bldg100%	132630	132630	132630	132630		132630	168260	168270
Totl100%	168860t	168860t	168860t	168860t		168860t	207200t	207210t
Cauv100%								
Tax Value:								
Land 35%	12680	12680	12680	12680		12680	13630	13630
Bldg 35%	46420	46420	46420	46420		46420	58890	58890
Totl 35%	59100t	59100t	59100t	59100t		59100t	72520t	72520t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2366.12	2506.84	2504.52	2504.52	2504.52			
Sp-Asmnt	34.04	30.04	45.19	45.19				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		912		a	*MAIN
	EFP	P		40	1600	b	PORCH
1	F/C	A		432		c	ADDTN
	DK	P		72	1080	d	PORCH
1	F/C	A		36		e	ADDTN
	EMP	P		240	10800	f	PORCH
	EFP2	P		240	9600	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
281	1	2019-07-10	DAVIDSON MICHAEL & BETH	1SD		149900	22940	85060
464	1	2003-08-09	HAGEE HAROLD P ETAL	1WD		135000	18940	70030
71	1	2002-02-20	GIBSON PHYLLIS J TRUSTEE	1QC	*	0	17940	58690
633	1	1989-07-28		1UN	*	0	0	58400

Year	Land	Bldg	Total	Net Tax
2022	8240	36690	44930	2058.98
2021	8240	36690	44930	2066.60

project		ben acres	/ %	factor
131	BLANCHARD RIVER MAINT XA/2025			
235	KELLOGG #983 - BLANCHARD XA/2025			
500	HARDIN COUNTY LANDFILL XA/2025			
921	BLANCHARD RIVER MAINT XA/2023			
306	BLOOM #1043 - BLANCHARD XA/2025			
317	DITCH O BLANCHARD RIVER XA/2025			



16013 SR 67 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1380	109770
	Full Upper	FRAME	912	59960
	Basement		684	12960
	Subtotal			182690
Metal	Roof	HIP		

	B	1	2	U	A
Plaster/Drywall		X	X		
Unfinished Wall	X				
Floor/Pine			X		
Floor/Carpet		X			
Floor/Tile-Lino		X			
Number of Rooms	1	5	4		
Bedrooms		2	3		
Central Heat				A	
ELECTRIC					
Plumbing					
Standard		1			
Extra 3 Fixture		1			

Plumbing	2100
Extra Features	23080
Total Value	207870
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	3300
Dwl/Gar/NC%	1.7000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		2292		C	OLD/AV	207870	.55		159020
2	Garage		24X27	648		C	1970AV	15550	.65		9250

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				20700	20700	20700	20700
small acreage	4.8000				5000	3800	18240	18240

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

33-350011.0000-v082020R