

PLEASANT TWP  
KENTON SD

00320

Hardin County, Ohio  
Michael T. Bacon, Auditor

33-350015.0000  
A18

RES  
2025

sale

Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r

2022	ROGERS RANDALL S & ME	2019-05-29			
2023	ROGERS RANDALL S & ME	2019-05-29			
2024	ROGERS RANDALL S & ME	2019-05-29			
2025	ROGERS RANDALL S & MERR	2019-05-29	PT NE 1/4 35	4.051A	
	11313 ELDRIDGE LANE		2SD		
	KENTON OH 43326		\$205,000		

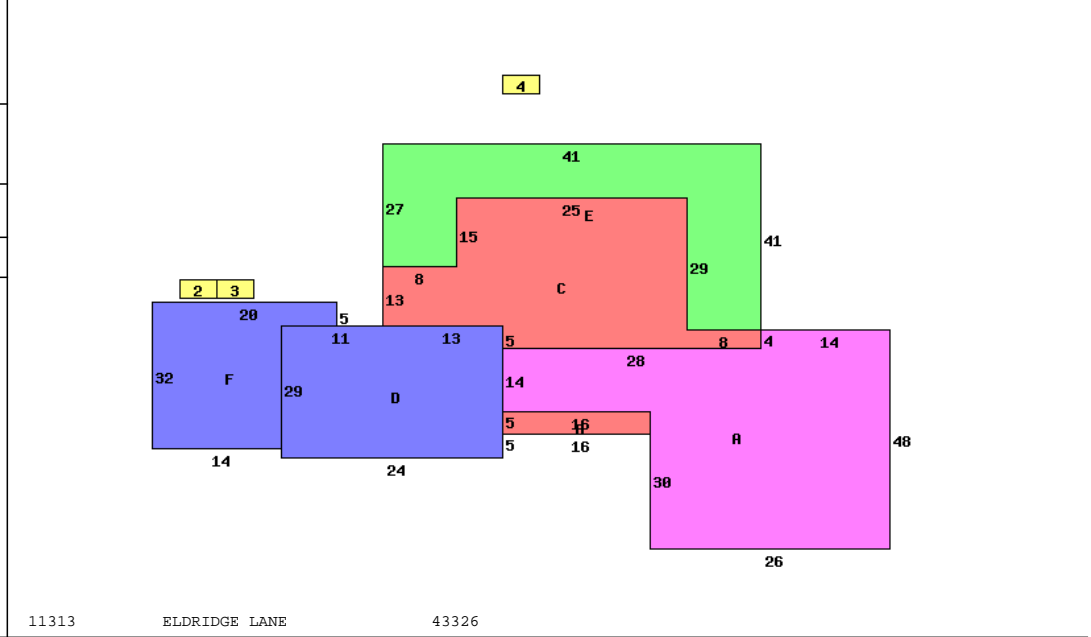
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	4.0500	4.0500	4.0500	4.0500	
Land100%	20340	30940	30940	30940	30930
Bldg100%	191370	259830	259830	259830	259830
Totl100%	211710t	290770t	290770t	290770t	290760t
Cauv100%					
Tax Value:					
Land 35%	7120	10830	10830	10830	10830
Bldg 35%	66980	90940	90940	90940	90940
Totl 35%	74100t	101770t	101770t	101770t	101770t
Hmstd35%	71200	71200	71200	96900	
Owner Oc	60.98	60.92	82.02		hmstd 6300 l 90600 b
Hmstd RB	359.26	407.30	421.50		
Net Tax	3395.72	3654.18	3848.58	3809.24	
Sp-Asmnt	18.00	22.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		1424			
1	F/C	A		80			b ADDTN
1	F/C	A		936			c ADDTN
	F	G		696	16700		d GRAGE
	DK	P		844	12660		e PORCH
	F	G		478	11470		f GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
211	2	2019-05-29	ROGERS RANDALL S & MERRIL	2SD	205000	19740	143090
174	2	2019-05-08	PEES ROBERTA A	2QC *	0	19740	143090
529	1	2001-10-19	PEES TODD & ROBERTA	1WD	160000	14740	111030
276	2	1997-07-17	OATES NANCY L	2QC *	0	18860	94370

Year	Land	Bldg	Total	Net Tax
2021	7120	66980	74100	3408.30
2020	7120	66980	74100	2951.80

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



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	Main FRAME 2440 160630
	Basement 1424 26360
	Subtotal 186990
Shingle	Roof GABLE

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1 DWELLING	1 B F		3220	Rate	C+	1973GD		275980	.30		258870
2 Shed		12X14	168		D	1990AV		1610	.65		560
3 P	OFP	4X12	48		D	1990AV		1150	.65		400
4 POND	*.09A		0		OLD/			0			0

Plaster/Drywall	X	780 sq ft	Basement Finish	8450
Panelled Wall	X		Fireplaces	4000
Unfinished Wall	X		Air Conditioning	4320
Floor/Pine	X		Plumbing	6300
Floor/Carpet	X X		Garages and Carports	28170
Floor/Tile-Lino	X		Extra Features	12660
Number of Rooms	2 6		Total Value	250890
Bedrooms	3			
Fireplace			PUB ELECTRIC	
Openings	2		PRIV WATER	
Stacks	2		PRIV SEWER	
Central Heat	A		PUB UNIMPORTANT ST/RD	
FORCED AIR			Neighborhood:	
Central A/C	A		Code:	3300
Plumbing			Dwl/Gar/NC%	1.3400
Standard	1			
Extra 3 Fixture	2			
Extra 2 Fixture	1			
Extra Fixture	1			

homesite	acres/	effective	depth	actual	effective	extended	true
	frontage	frontage	depth	rate	rate	value	value
small acreage	1.0000			18000	18000	18000	18000
	3.0500			5000	4240	12930	12930