PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-370011.0000 AGR
A59 2026

sale

2023 HILL BERKLEY E ETAL	2011-01-18	
2024 HILL BERKLEY E ETAL	2011-01-18	
2025 HILL BERKLEY E ETAL	2011-01-18	
2026 HILL BERKLEY E ETAL	2011-01-18 PT E 1/2 SW 1/4 FRAC 1	
17368 CR 144	3CT 74.61A	
	$0	
KENTON OH 43326		

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

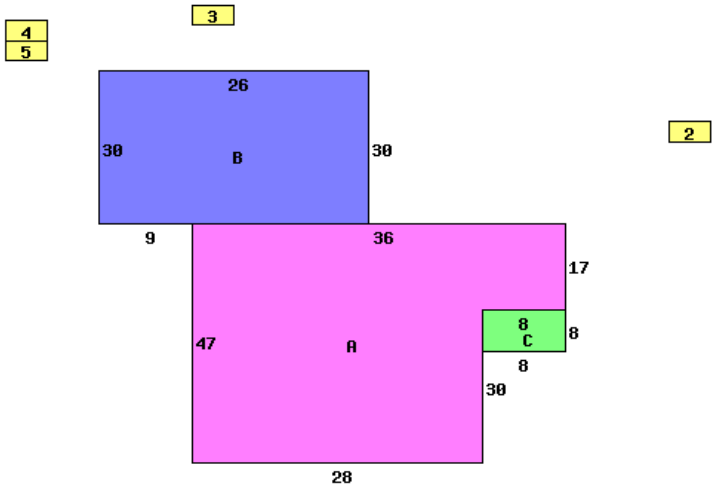
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	74.6100	74.6100	74.6100	74.6100	74.6100			
Land100%	394030	394030	394030	394030		394030	571490	571480
Bldg100%	125460	125460	125460	125460		125460	156910	156920
Totl100%	519490t	519490t	519490t	519490t		519490t	728400t	728400t
Cauv100%	150970	150970	150970	150970		394030	571490	152460
Tax Value:								
Land 35%	52840	52840	52840	52840		52840	53360	200020
Bldg 35%	43910	43910	43910	43910		43910	54920	54920
Totl 35%	96750t	96750t	96750t	96750t		96750t	108280t	254940t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	3873.44	4103.86	4100.02	4100.02	4100.02			
Cauv Sav	4600.92	3405.84	3608.42	3605.08				
Sp-Asmnt	102.62	135.44	135.44	135.44				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1452		a	*MAIN
	F2	G		780	18720	b	GRAGE
	OFP	P		64	1920	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
26	3	2011-01-18	HILL BERKLEY E ETAL	3CT	*	0	159310	72890
464	1	1991-06-17		1UN	*	0	0	115710
998	1	1990-12-10		1UN	*	0	0	115710
509	1	1990-06-27		1UN	*	0	0	115710

Year	Land	Bldg	Total	Net Tax
2022	24460	36350	60810	2786.70
2021	24460	36350	60810	2797.02

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
159 MOREY - SCIOTO	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



17368 CR 144 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1452	114290
	Basement		1062	19800
	Subtotal			134090
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	Air Conditioning	2560
Unfinished Wall	X	Garages and Carports	18720
Floor/Hardwood	X	Extra Features	6440
Floor/Carpet	X	Total Value	161810
Number of Rooms	5		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Heat Pump	A	Topo: ROLLING	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	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	1 B F		1452		C-	1925GD	145630	.40		148540	
2	Shed		12X14	168		D	2000AV	1610	.55		720	
3	POND	*2.44A		0			OLD/	0			0	
4	Flat Barn		70X84	5880		D	OLD/FR	56450	.80	.50	5650	
5	Lean-To		16X70	1120		D	OLD/AV	5730	.65		2010	1 SIDE OPN

Tab #	SOIL		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	.7845	8740	6860	2550	2000
C 2	BOB	BLOUNT SILT LOAM, 2	31.6210	8370	264670	2230	70520
C 14	GWB	GLYNWOOD SILT LOAM	17.4399	7830	136550	1630	28430
C 16	GYC2	GLYNWOOD CLAY LOAM	8.4341	6890	58110	870	7340
C 30	MRD2	MORLEY CLAY LOAM 12	5.8990	6770	39940	630	3720
C 39	PM	PEWAMO SILTY CLAY L	4.1190	9410	38760	3450	14210
C 51	WSTL	WASTE LAND	2.8534	170	490	50	140
671	HSITE	HOMESITE	1.0000	26100	26100	26100	26100
980	ROAD	ROAD	2.4591				
			74.61		571480	(100%)	152460
					200020	(35%)	53360

CAUV # 2476

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

33-370011.0000-v082020R