PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-370028.0000 RES
A61 2024

sale

2021	OBERLITNER BRUCE A &	2002-03-27
2022	OBERLITNER BRUCE A &	2002-03-27
2023	OBERLITNER BRUCE A &	2002-03-27
2024	OBERLITNER BRUCE A & LI	2002-03-27 PT FRAC W2 SW4 S1 7.158A
	17042 CR 144	2WD
		$179,000
	KENTON OH 43326	

Orig Tax Year 1996
Parent: 33-370009.0000

Eff Rate: – 49.77 — 49.60 — 43.46 — 45.84 — a/r

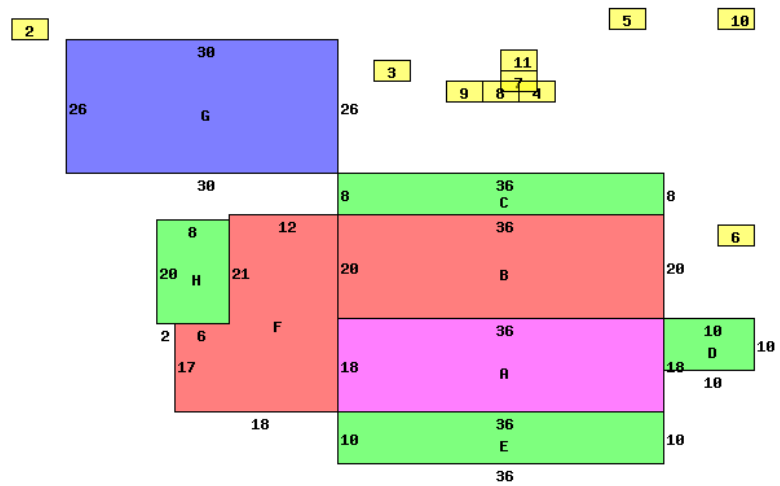
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	511	511	511	511	511
Acres	7.1580	7.1580	7.1580	7.1580	
Land100%	25400	25400	39310	39310	39310
Bldg100%	166490	166490	233830	233830	233820
Totl100%	191890t	191890t	273140t	273140t	273130t
Cauv100%					
Tax Value:					
Land 35%	8890	8890	13760	13760	13760
Bldg 35%	58270	58270	81840	81840	81840
Totl 35%	67160t	67160t	95600t	95600t	95600t
Hmstd35%	58180	58180	81880	81880	
Owner Oc	54.92	54.94	70.12	70.06	hmstd 6300 l 75580 b
Hmstd RB					
Net Tax	3034.18	3022.74	3757.28	3985.02	
Sp-Asmnt	50.42	50.42	50.42	71.96	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		648		a	*MAIN
1 BQ	F	A		720		b	ADDTN
	OFP	P		288	8640	c	PORCH
	STP	P		100	400	d	PORCH
	POR	P		360	11520	e	PORCH
1	F/C	A		558		f	ADDTN
	F2	G		780	18720	g	GRAGE
	DK	P		160	2400	h	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
153	2	2002-03-27	OBERLITNER BRUCE A & LIS	2WD	179000	19800	93940
961	2	1995-10-04	MYERS STEVEN L & ANGELA	2WD	155000	0	0

Year	Land	Bldg	Total	Net Tax
2020	8890	58270	67160	2619.98
2019	8680	47480	56160	2104.24

p r o j e c t		ben acres / % factor
902 MAIN DISTRICT CONSERVANCY	XA/2024	
159 MOREY - SCIOTO	XA/2024	
500 HARDIN COUNTY LANDFILL	XA/2024	



17042 CR 144 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1926	134650
	Full Upper	FRAME	648	51960
	Qtr Story	FRAME	720	2970
	Basement		504	9620
	Subtotal			199200
Shingle	Roof	GABLE		

	B	1	2	U	A			
Plaster/Drywall		P	P		P	400 sq ft	Basement Finish	4470
Panelled Wall	X					720 sq ft	Attic Finish	11910
Floor/Pine			X		X		Fireplaces	2000
Floor/Carpet		X	X		X		Air Conditioning	5820
Floor/Tile-Lino		L					Plumbing	3500
Number of Rooms		2	5		4		Garages and Carports	18720
Bedrooms		1	1		4		Extra Features	22960
							Total Value	268580

Fireplace		
Openings	1	PUB ELECTRIC
Stacks	1	PRIV WATER
Central Heat	A	PRIV SEWER
FORCED AIR		PUB PAVED ST/RD
Central A/C	A	Topo: ROLLING
Plumbing		
Standard	1	Neighborhood:
Extra 3 Fixture	1	Code: 3300
Extra 2 Fixture	1	Dwl/Gar/NC% 1.3400

	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		3694		C	OLD/GD	268580	.40		215940	
2	Poultry Ho	*SV 0	20X40	800			OLD/AV	1000			1000	
3	Silo	*NV 0	10X35	350			OLD/PR	0			0	
4	Flat Barn	1 F	72X36	2592		D	1910AV	24880	.80	.50	2490	
5	Silo	*NV 0	16X40	640			OLD/PR	0			0	
6	Pole Build		34X90	3060		D	1965AV	23500	.65		8230	1 SIDE OPN
7	Lean-To		28X56	1568		D	1910AV	10040	.65	.50	1760	
8	Lean-To		20X40	800		D	1910AV	5120	.65	.50	900	
9	Milk House	CB	14X12	168		D	1910AV	2020	.65	.50	350	
10	Shed	*PP	8X12	96			OLD/	0			0	
11	Lean-To		32X44	1408		D	1910AV	9010	.65		3150	

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				18000	18000	18000	18000
small acreage	6.1580				5000	3460	21310	21310

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