PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-391003.0000 RES
L13 2025

sale

2022	WREN THOMAS P	2018-06-08
2023	ZOELLER JEAN	2022-03-01
2024	ZOELLER JEAN	2022-03-01
2025	ZOELLER JEAN	2022-03-01 PT N 1/2 FRAC S2 .523A
	16243 CR 144	1WD
		$145,000
	KENTON OH 43326	

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

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	.5200	.5230	.5230	.5230	
Land100%	14800	16890	16890	16890	16890
Bldg100%	106710	132110	132110	132110	132100
Totl100%	121510t	149000t	149000t	149000t	148990t
Cauv100%					
Tax Value:					
Land 35%	5180	5910	5910	5910	5910
Bldg 35%	37350	46240	46240	46240	46240
Totl 35%	42530t	52150t	52150t	52150t	52150t
Hmstd35%				52150	
Owner Oc		44.66	44.62	44.14	hmstd 5910 l 46240 b
Hmstd RB					
Net Tax	1949.00	2043.20	2167.44	2165.84	
Sp-Asmnt	27.02	27.02	35.00	35.00	

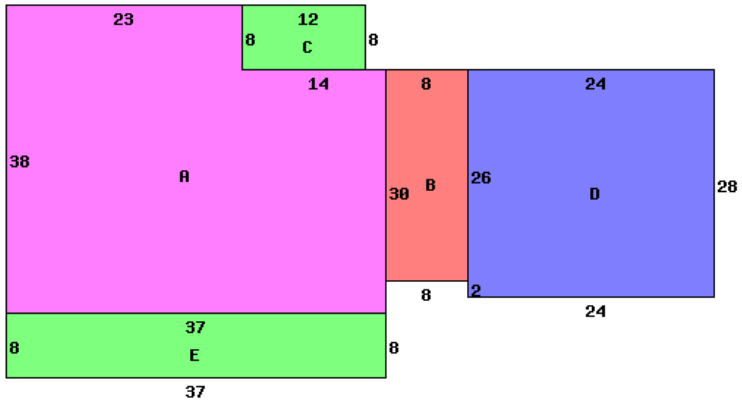
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1294		a	*MAIN
1	F/C	A		208		b	ADDTN
	PAT	P		96	290	c	PORCH
	F2	G		672	16130	d	GRAGE
	OFP	P		296	8880	e	PORCH

#: 5, 6, & 39 L/W
333910050000 .05a
333910060000 .06a
333910390000 .163a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
100	1	2022-03-01	ZOELLER JEAN	1WD	145000	14800	106710
263	1	2018-06-08	WREN THOMAS P	1FD	110000	14110	84460
756	1	2005-11-14	SHEPHERD EMMIT D	1WD	85000	11310	62430
179	1	1996-04-01	RAY KEVIN P & AMY J	1WD	55500	11830	41540
104	1	1996-03-12	AMBROSE FLORENCE E	1CT *	0	11830	41540

Year	Land	Bldg	Total	Net Tax
2021	5180	37350	42530	1956.22
2020	5180	37350	42530	1694.20

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



16243 CR 144 43326

Occupancy 1 Single Family

Story Height 1

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	1502	118630
	Basement		879	16420
	Subtotal			135050
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D
Panelled Wall	X
Unfinished Wall	X
Floor/Hardwood	X
Floor/Carpet	X
Floor/Concrete	X
Floor/Tile-Lino	L
Number of Rooms	3 6
Bedrooms	2
Central Heat	A
FORCED AIR	
Central A/C	A
Plumbing	
Standard	1
Extra 2 Fixture	1

Air Conditioning	2550
Plumbing	1400
Garages and Carports	16130
Extra Features	9170
Total Value	164300
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	3300
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	1 B F		1502		C	1952GD	164300	.40		132100

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	1.1300	133.00	170	106	120	127	16890	16890

Call Back: Sign: PSN Date: 2015-08-17 Lister: 33-391003.0000-v082020R