PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-391008.0000 RES
L08 2026

sale

2023 PATRICK LACY	2017-02-07	
2024 MARVIN BRANDON	2023-01-05	
2025 MARVIN BRANDON	2023-01-05	
2026 MARVIN BRANDON	2023-01-05	PT NE1/4 E1/2 E1/2 NE1/4
16392 SR 309	1AF	2.801A
	$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	511	511	511	511	0	511	511	511
Acres	2.8000	2.8000	2.8000	2.8000	2.8000			
Land100%	36910	36910	36910	36910		36910	42570	42560
Bldg100%	153000	153000	153000	153000		153000	194110	194110
Totl100%	189910t	189910t	189910t	189910t		189910t	236690t	236670t
Cauv100%								
Tax Value:								
Land 35%	12920	12920	12920	12920		12920	14900	14900
Bldg 35%	53550	53550	53550	53550		53550	67940	67940
Totl 35%	66470t	66470t	66470t	66470t		66470t	82840t	82830t
Hmstd35%								
Owner Oc	53.70							
Hmstd RB	359.26							
Net Tax	2248.20	2819.46	2816.84	2816.84	2816.84			
Sp-Asmnt	33.87	27.57	27.57	27.57				

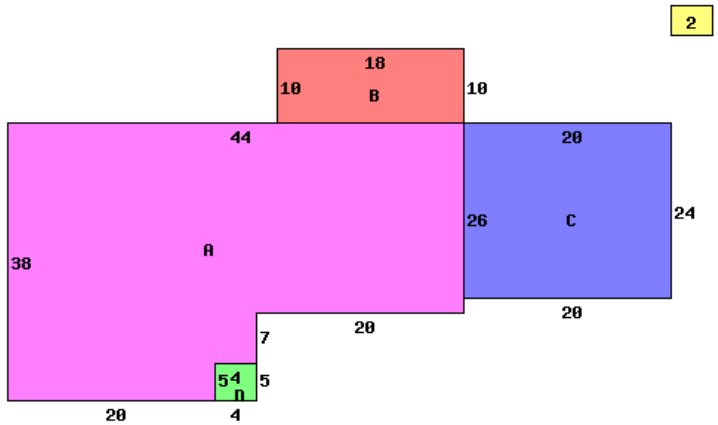
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1412		a	*MAIN
1	F	A		180		b	ADDTN
	F2	G		480	11520	c	GRAGE
	OFP	P		20	600	d	PORCH

#: 9 & 35 L/W
333910090000 .28a
333910350000 1.611a

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
3	1	2023-01-05	MARVIN BRANDON	1AF	*	0	32290	133710
56	1	2017-02-07	PATRICK LACY	1SD	*	0	19970	97490
798	1	2004-12-07	PATRICK LACY & BRENDA	1WD		132000	17230	85860
530	1	2001-10-22	DOERSAM GREGORY A & DANA	1WD		120000	17230	71540
355	1	2001-08-08	KAHLER GARY W	1CT	*	0	17230	71540
725	1	1999-12-02	KAHLER DELORES	1QC		55000	17230	71540
512	1	1999-08-30	KAHLER GARY WAYNE & DELO	1CT	*	0	17140	54540
315	1	1989-04-24		1UN	*	0	0	59910

Year	Land	Bldg	Total	Net Tax
2022	11300	46800	58100	2218.00
2021	11300	46800	58100	2226.40

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



16392 SR 309 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1592	125080
	Basement		1412	26140
	Subtotal			151220
Shingle	Roof	HIP		

	B	1	2	U	A
Plaster/Drywall		X			
Unfinished Wall	X				
Floor/Pine		X			
Floor/Carpet		X			
Number of Rooms		2	5		
Bedrooms			3		
Central Heat					A
LP					
Central A/C					A
Plumbing					
Standard		1			
Extra 2 Fixture		1			

Air Conditioning	2820
Plumbing	1400
Garages and Carports	11520
Extra Features	1480
Total Value	168440
PUB ELECTRIC	
PUB GAS	
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	1 B F		1592		C	1962GD	168440	.37		180400
2	Garage	1 P 0	24X40	960		C	1989AV	23040	.65		13710

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	3.0000	246.00	488	125	138	173	42560	42560

Call Back: Sign: PSN Date: 2015-08-16 Lister:

33-391008.0000-v082020R