PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-392005.0000 RES
L49 2026

sale

2023 VENT CHRISTOPHER J &	2018-08-13	
2024 VENT CHRISTOPHER J &	2018-08-13	
2025 VENT CHRISTOPHER J &	2018-08-13	
2026 VENT CHRISTOPHER J & SU	2018-08-13 PT NE 1/4 FRAC 2 .538A	
16718 CR 144	1SD	
	$88,000	
KENTON OH 43326		

Eff Rate:- 43.46 45.84 45.76 45.76 a/r

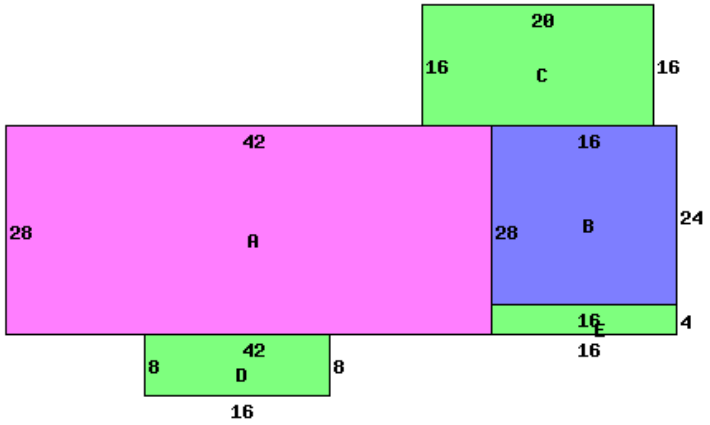
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres	.5400	.5400	.5400	.5400	.5400			
Land100%	16170	16170	16170	16170		16170	18570	18560
Bldg100%	114510	114510	114510	114510		114510	145260	145260
Totl100%	130690t	130690t	130690t	130690t		130690t	163830t	163820t
Cauv100%								
Tax Value:								
Land 35%	5660	5660	5660	5660		5660	6500	6500
Bldg 35%	40080	40080	40080	40080		40080	50840	50840
Totl 35%	45740t	45740t	45740t	45740t		45740t	57340t	57340t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1831.24	1940.16	1938.36	1938.36	1938.36			
Sp-Asmnt	24.43	36.00	36.00	36.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1176		a	*MAIN
	F	G		384	9220	b	GRAGE
	DK	P		320	4800	c	PORCH
	DK	P		128	1920	d	PORCH
	RFX	P		64	640	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
392	1	2018-08-13	VENT CHRISTOPHER J & SUE	1SD	88000	13460	72540
207	1	1989-03-17		1UN *	0	0	45310

Year	Land	Bldg	Total	Net Tax
2022	4940	31430	36370	1666.68
2021	4940	31430	36370	1672.88

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



16718 CR 144 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1176	104180
	Basement		1176	21910
	Subtotal			126090
Metal	Roof	HIP		

B 1 2 U A

Plaster/Drywall		X	Plumbing	2800
Unfinished Wall	X		Garages and Carports	9220
Floor/Hardwood		X	Extra Features	7960
Floor/Carpet		X	Total Value	146070
Number of Rooms	2	5		
Bedrooms		3	PUB ELECTRIC	
			PUB GAS	
Central Heat		A	PRIV WATER	
FORCED AIR			PRIV SEWER	
Plumbing			PUB PAVED ST/RD	
Standard	1			
Extra 3 Fixture	1		Neighborhood:	
Extra Fixture	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		1176		C-	1965GD	131460	.35		145260

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		119.00	200	113	138	156	18560	18560

Call Back: Sign: PSN Date: 2015-08-17 Lister:

33-392005.0000-v082020R