PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-393010.0000 RES
L66 2025

sale

2022	KAUFMAN MERRILL E & K	1993-08-23
2023	KAUFMAN MERRILL E & K	1993-08-23
2024	KAUFMAN MERRILL E & K	1993-08-23
2025	KAUFMAN MERRILL E & KIM	1993-08-23 FAIRWAY VIEW 10
	12146 PAMELA DR	1WD
		$98,000
	KENTON OH 43326	

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

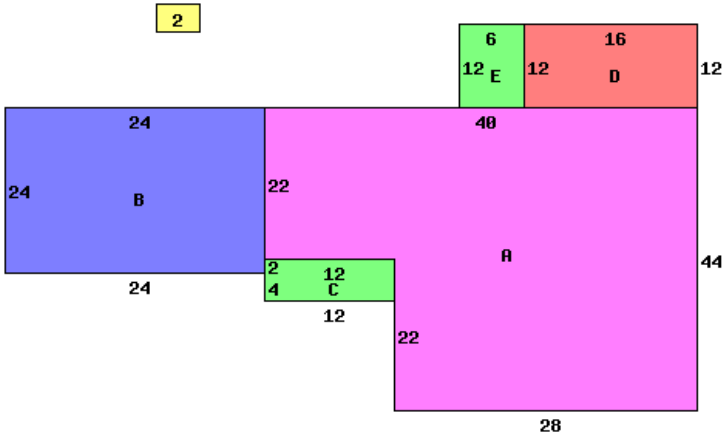
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	15110	30910	30910	30910	30900
Bldg100%	118090	134660	134660	134660	134660
Totl100%	133200t	165570t	165570t	165570t	165560t
Cauv100%					
Tax Value:					
Land 35%	5290	10820	10820	10820	10820
Bldg 35%	41330	47130	47130	47130	47130
Totl 35%	46620t	57950t	57950t	57950t	57950t
Hmstd35%	46620	57490	57490	57490	
Owner Oc	44.02	49.24	49.18	48.66	hmstd 10820 l 46670 b
Hmstd RB					
Net Tax	2092.40	2270.84	2408.90	2407.12	
Sp-Asmnt	21.79	21.79	35.91	35.91	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1496		a	*MAIN
	F2	G		576	13820	b	GRAGE
	STP	P		72	290	c	PORCH
1	F	A		192		d	ADDTN
	OFP	P		72	2160	e	PORCH

Sale#	#p	sale date	To		Type/Invalid?	Sale$	co:land	co:bldg
760	1	1993-08-23	KAUFMAN MERRILL E & KIM		1WD *	98000	0	76000

Year	Land	Bldg	Total	Net Tax
2021	5290	41330	46620	2100.32
2020	5290	41330	46620	1812.74

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



12146 PAMELA 43326

Occupancy 1 Single Family

Story Height 1
Floor Level

			Sq-Ft	Value
Main	FRAME		1688	126450
Basement			1496	27680
Subtotal				154130
Roof	GABLE			

*DWELLING COMPUTATIONS

Shingle

	B	1	2	U	A
Plaster/Drywall	X	X			
Panelled Wall	X	X			
Unfinished Wall	X				
Floor/Pine		X			
Floor/Carpet	X	X			
Floor/Tile-Lino	X				
Number of Rooms		6			
Bedrooms		3			
Fireplace					
Openings	1				
Stacks	1				
Central Heat		A			
FORCED AIR					
Central A/C		A			
Plumbing					
Standard	1				
Extra 3 Fixture	1				

Fireplaces	2000
Air Conditioning	3020
Plumbing	2100
Garages and Carports	13820
Extra Features	4650
Total Value	179720

PUB ELECTRIC
PUB GAS
PRIV WATER
PUB SEWER
PUB PAVED ST/RD

Neighborhood:

Code:	3310
Dwl/Gar/NC%	1.0600

	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		1688		C	1973GD	179720	.30		133350
2	Shed		10X16	160		D	2020AV	1540	.15		1310

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	100.0000	100.00	160	103	300	309	30900	30900

Call Back: Sign: PSN Date: 2015-08-17 Lister: 33-393010.0000-v082020R