

PLEASANT TWP
KENTON SD

00320

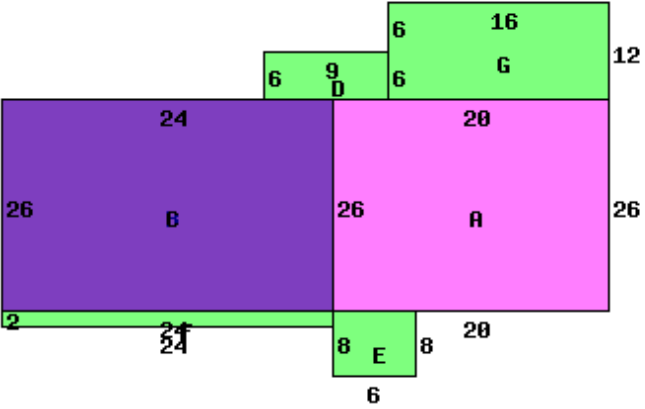
Hardin County, Ohio
Michael T. Bacon, Auditor

33-393017.0000
L60

RES
2025

sale		Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r			
2022 KNIPPEN ASHLEY	2020-02-13	Tax Year	2022	2023	2024
2023 KNIPPEN ASHLEY	2020-02-13	Prop Cls	510	510	510
2024 KNIPPEN ASHLEY	2020-02-13	Acres			
2025 KNIPPEN ASHLEY	2020-02-13	Land100%	13230	27000	27000
16398 CR 144	2020-02-13 FAIRWAY VIEW 17	Bldg100%	103970	109740	109740
	1WD	Totl100%	117200t	136740t	136740t
KENTON OH 43326	\$122,500	Cauv100%			
		Tax Value:			
		Land 35%	4630	9450	9450
		Bldg 35%	36390	38410	38410
		Totl 35%	41020t	47860t	47860t
		Hmstd35%			
		Owner 0c	38.74	41.00	40.94
		Hmstd RB			
		Net Tax	1841.04	1875.12	1989.14
		Sp-Asmnt	21.61	21.61	33.68

SHB+ 1 B 1	CONS F BAS2 STP OH PAT	TYPE M A G P P P	FACT	SQ-FT 520 624 624 54 48 48 192	VALUE 1100 220 190 1820 580	a b c d e f g	*MAIN ADDTN GRAGE PORCH PORCH PORCH PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
387	1	2025-09-02	ZIMMERMAN DOUGLAS E & ELI	1SD	170000	27000	109740
59	1	2020-02-13	KNIPPEN ASHLEY	1WD	122500	12600	81970
13	1	2018-01-12	HANDELL ROBERT W F JR	1OC *	0	12600	81970
182	1	2014-05-14	HANDELL ROBERT WF JR &	1SD	95500	12340	97200
440	1	2007-11-06	HAMILTON MATTHEW	1OC *	0	9910	91060
331	1	2003-06-16	HAMILTON MATTHEW & NICOL	1WD	90000	9000	78110
153	1	1998-03-20	RAMGE BRANDON L & AMBER1	WD	80000	9000	66800
Year	Land	Bldg	Total	Net Tax			
2021	4630	36390	41020	1886.76			
2020	4630	36390	41020	1595.02			
p r o j e c t					ben acres / % factor		
902 MAIN DISTRICT CONSERVANCY					XA/2025		
500 HARDIN COUNTY LANDFILL					XA/2025		



Occupancy 1 Single Family				*DWELLING COMPUTATIONS												
Story Height	1			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Floor Level						1 DWELLING	1 B F	FtxFt	1664	Rate	C+	1979AV	147910	.30	Dpr	Value
		Main	FRAME	1144	105580											
		Basement		520	9920											
		Subtotal			115500											
Shingle		Roof	GABLE			front lot	acres/	effective	depth	depth	actual	effective	effective	extended	true	
	B 1 2 U A						frontage	frontage	90.00	150	100	300	300	27000	27000	
Plaster/Drywall	X X		520 sq ft		5740											
Floor/Pine	X				2000											
Floor/Carpet	X X				2030											
Number of Rooms	1 7				3500											
Bedrooms	3				1100											
Fireplace					4590											
Openings	1				134460											
Stacks	1															
Central Heat	A					PUB ELECTRIC										
ELECTRIC						PUB GAS										
Central A/C	A					PRIV WATER										
Plumbing						PUB SEWER										
Standard	1					PUB PAVED ST/RD										
Extra 3 Fixture	1					Topo: LOW										
Extra 2 Fixture	1															
				Neighborhood:												
				Code:	3310											
				Dwl/Gar/NC%	1.0600											
						Call Back:		Sign: PSN	Date: 2015-08-17	Lister:						
						33-393017_0000-v082020R										

Call Back:

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

33-393017.0000-v082020R