PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-393035.0000 RES
L102 2026

sale

2023 DAVIS CHARLES M & ALL
2024 DAVIS CHARLES M & ALL
2025 DAVIS CHARLES M & ALL
2026 DAVIS CHARLES M & ALLIT FAIRWAY VIEW E 1/2 34 ALL
12590 DEBORAH DR 35 PT 34-35
$0
KENTON OH 43326

Eff Rate:- 43.46 45.84 45.76 45.76 a/r

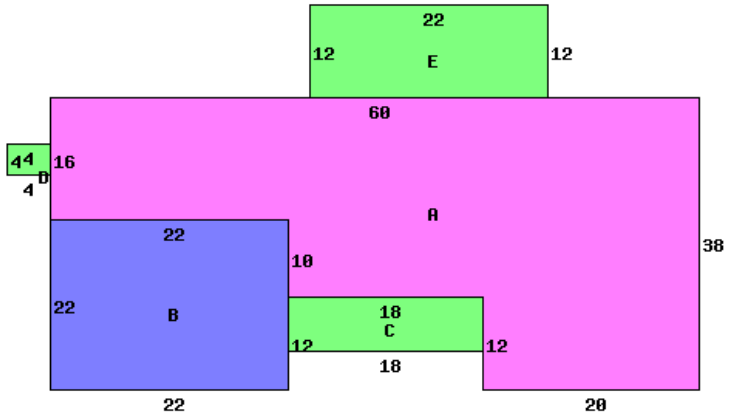
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	45000	45000	45000	45000		45000	51740	51750
Bldg100%	134090	134090	134090	134090		134090	164460	164460
Totl100%	179090t	179090t	179090t	179090t		179090t	216200t	216210t
Cauv100%								
Tax Value:								
Land 35%	15750	15750	15750	15750		15750	18110	18110
Bldg 35%	46930	46930	46930	46930		46930	57560	57560
Totl 35%	62680t	62680t	62680t	62680t		62680t	75670t	75670t
Hmstd35%								
Owner Oc	53.68	53.62	53.06	53.06	53.06			
Hmstd RB	359.26	407.30	421.50	421.50	421.50			
Net Tax	2096.48	2197.78	2181.68	2181.68	2181.68			
Sp-Asmnt	23.93	36.67	36.67	36.67				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1580		a	*MAIN
	F2	G		484	11620	b	GRAGE
	OFP	P		126	3780	c	PORCH
	STP	P		16	60	d	PORCH
	DK	P		264	3960	e	PORCH

#: 69 L/W
333930690000

Year	Land	Bldg	Total	Net Tax
2022	7720	41250	48970	1805.16
2021	7720	41250	48970	1812.02

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



12590 DEBORAH DR 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1580	124140
	Basement		1580	29230
	Subtotal			153370
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	1200 sq ft	Basement Finish	12760
Panelled Wall	X		Air Conditioning	2800
Floor/Pine	X		Plumbing	1400
Floor/Carpet	X X		Garages and Carports	11620
Number of Rooms	2 8		Extra Features	9720
Bedrooms	3		Total Value	191670
Central Heat	A		PUB ELECTRIC	
FORCED AIR			PUB GAS	
Central A/C	A		PRIV WATER	
Plumbing			PUB SEWER	
Standard	1		PUB PAVED ST/RD	
Extra 2 Fixture	1			
			Neighborhood:	
			Code:	3310
			Dwl/Gar/NC%	1.3000

	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		2780		C+	1968AV	210840	.40		164460

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	150.0000	150.00	150	100	345	345	51750	51750

Call Back: Sign: PSN Date: 2015-08-18 Lister: