

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-393038.0000
L100

RES
2025

sale

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

2022 THIEL ROBERT A & PAIG	2021-07-01
2023 THIEL ROBERT A & PAIG	2021-07-01
2024 THIEL ROBERT A & PAIG	2021-07-01
2025 THIEL ROBERT A & PAIGE	2021-07-01 FAIRWAY VIEW PT 37-38
12502 BARBARA DR	1SD
KENTON OH 43326	\$240,000

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres	22940	46800	46800	46800	46800	46800
Land100%	195000	236710	236710	236710	236710	236720
Bldg100%	217940t	283510t	283510t	283510t	283510t	283520t
Totl100%						
Cauv100%						

2026 WACK ANTHONY & MEGAN	2025-09-18
12502 BARBARA DR	1SD
KENTON OH 43326	

Tax Value:						
Land 35%	8030	16380	16380	16380	16380	16380
Bldg 35%	68250	82850	82850	82850	82850	82850
Totl 35%	76280t	99230t	99230t	99230t	99230t	99230t
Hmstd35%						
Owner Oc	72.02	84.98	84.90	84.00	84.00	
Hmstd RB						
Net Tax	3423.60	3887.76	4124.16	4121.12	4121.12	
Sp-Asmnt	26.02	26.02	44.06	44.06		

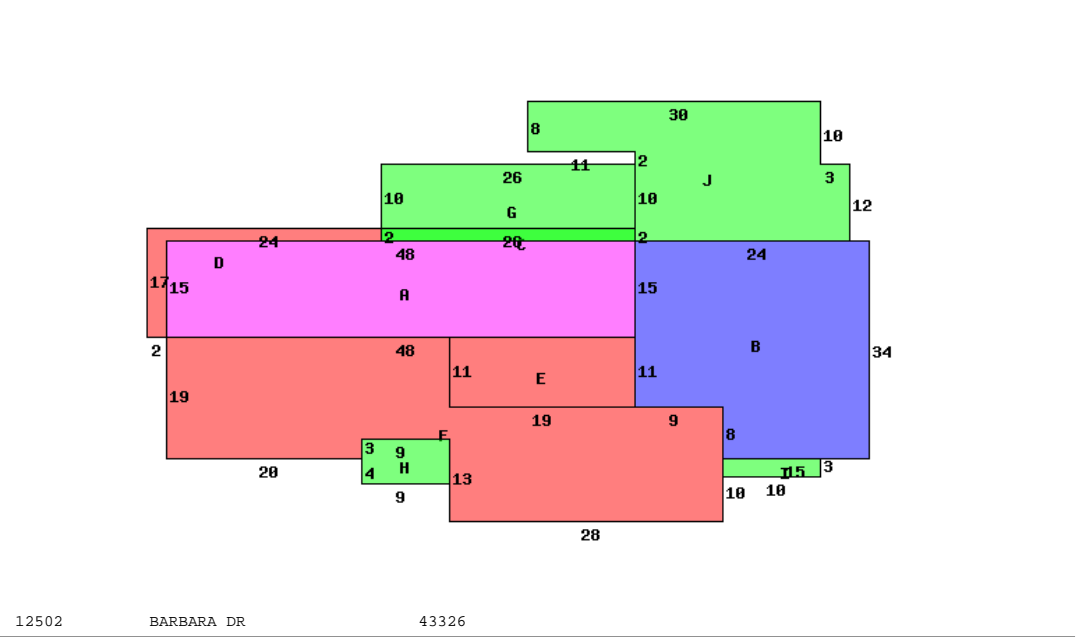
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		720		a	*MAIN
	B2 F	G		744	24370	b	GRAGE
	EFP2	P		52	2080	c	PORCH
	F	A		78		d	ADDTN
1	B/C	A		209		e	ADDTN
1	B/C	A		1028		f	ADDTN
	EFP	P		312	12480	g	PORCH
	OFF	P		63	1890	h	PORCH
	BAY	P		30	1140	i	PORCH
	DK	P		542	8130	j	PORCH

#: 37 L/W
gas fireplace
333930370000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
415	1	2025-09-18	WACK ANTHONY & MEGAN	1SD	299000	46800	236710
308	1	2021-07-01	THIEL ROBERT A & PAIGE SC	1SD	240000	22940	195000
648	1	1996-10-15	GATLEN CHARLOTTE	1WD	135000	15400	127600
141	1	1994-02-22	GEBHARD GREGORY C & ROBE	1WD	148000	0	143000
787	1	1990-09-28		1UN	140000	0	111200
59	0	1987-01-29		*	122500	0	126110

Year	Land	Bldg	Total	Net Tax
2021	8030	68250	76280	3042.40
2020	8030	68250	76280	2625.82

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025



Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	BRICK	1957 148400
	Full Upper	FRAME	78 10090
	Basement		720 13610
	Subtotal		172100
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X	720 sq ft	Basement Finish 7830
Unfinished Wall	X		Air Conditioning 3670
Floor/Carpet	X		Plumbing 4900
Number of Rooms	2		Garages and Carports 24370
Bedrooms	3		Extra Features 25720
			Total Value 238590
Central Heat	A		PUB GAS
FORCED AIR			PUB WATER
Central A/C	A		PRIV WATER
Plumbing			PUB SEWER
Standard	1		PUB PAVED ST/RD
Extra 3 Fixture	1		
Extra 2 Fixture	1		
Extra Fixture	2		
		Neighborhood:	
		Code:	3310
		Dwl/Gar/NC%	1.0600

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	FtxFt	2755	Rate	B	1979GD	310170	.28	Dpr	236720
front lot	acres/	effective	depth	depth	actual	effective	extended	true	value	value
	frontage	frontage	factor	factor	rate	rate	value	value	46800	46800
	130.0000	156.00	150	100	300	300	46800	46800		

12502 BARBARA DR	43326
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