

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-393044.0000
L95

RES
2025

sale

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

2022 NEWLAND PHYLISSA I &	2020-03-09	
2023 NEWLAND PHYLISSA I &	2020-03-09	
2024 NEWLAND PHYLISSA I &	2020-03-09	
2025 NEWLAND PHYLISSA I &	2020-03-09	FAIRWAY VIEW 44
12324 PAMELA DR	LSD	
KENTON OH 43326	\$204,900	

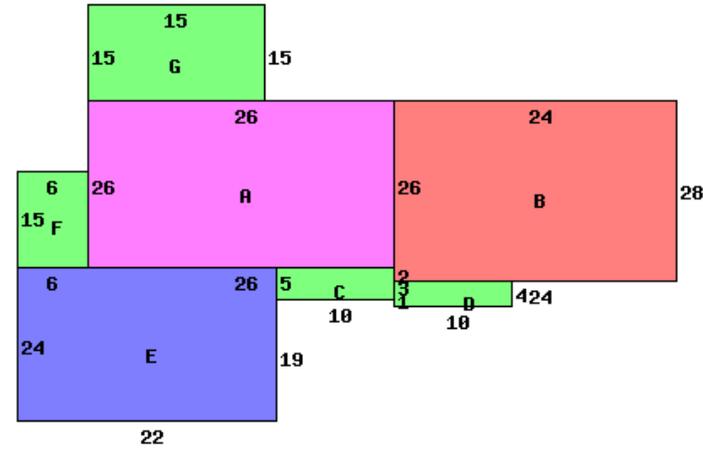
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	14710	30000	30000	30000	30000
Bldg100%	134140	147430	147430	147430	147430
Totl100%	148860t	177430t	177430t	177430t	177430t
Cauvl00%					
Tax Value:					
Land 35%	5150	10500	10500	10500	10500
Bldg 35%	46950	51600	51600	51600	51600
Totl 35%	52100t	62100t	62100t	62100t	62100t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2387.56	2486.22	2634.10	2631.66	
Sp-Asmnt	142.05	142.05	276.56	36.56	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		676			ADDTN
1 B	F	A		672			PORCH
	STP	P		50	200		PORCH
	BAL	P		40	600		GRAGE
	P2	G		528	12670		PORCH
	OFFP	P		90	2700		PORCH
	PAT	P		225	680		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
97	1	2020-03-09	NEWLAND PHYLISSA I &	LSD	204900	14000	106230
496	1	2013-10-11	MCMURRAY COREY E &	LSD	157500	13710	119370
563	1	2008-11-17	BENSON TRISTA L &	LSD	152000	12830	116570
63	1	2000-01-28	RUSH ANGELA R	LWD	138500	11000	88060
118	0	1988-02-19		*	75000	0	73400

Year	Land	Bldg	Total	Net Tax
2021	5150	46950	52100	2396.38
2020	5150	46950	52100	2025.84

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



12324 PAMELA DR 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	1348 108040
Main	1348 24950
Basement	132990
Subtotal	
Shingle	Roof
B 1 2 U A	GABLE
Plaster/Drywall	X X X
Panelled Wall	X X
Floor/Carpet	X X X
Floor/Concrete	X
Floor/Tile-Lino	X
Number of Rooms	1 2 3
Bedrooms	3
Basement Finish	6890
Fireplaces	2000
Air Conditioning	3490
Plumbing	4200
Garages and Carports	12670
Extra Features	6340
Total Value	168580
PUB ELECTRIC	
PUB GAS	
PRIV WATER	
PUB SEWER	
PUB PAVED ST/RD	
Topo: ROLLING	
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 F/C		1973		C+	1970VG	185440	.25	Dpr	147430
front lot	acres/	effective	depth	depth	actual	effective	extended	true		
	frontage	rate	factor	factor	rate	rate	value	value		
	100.0000	100.00	150	100	300	300	30000	30000		

Call Back:

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

33-393044.0000-v082020R