PLEASANT TWP
KENTON SD 00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-394006.0000 RES
L113 2026

sale

2023	STARR MATTHEW & EMILY	2020-09-11
2024	STARR MATTHEW & EMILY	2020-09-11
2025	STARR MATTHEW & EMILY	2020-09-11
2026	STARR MATTHEW & EMILY	2020-09-11 FAIRWAY VIEW 2 6
	16381 MAUREEN DR	1SD
		$222,000
	KENTON OH 43326	

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

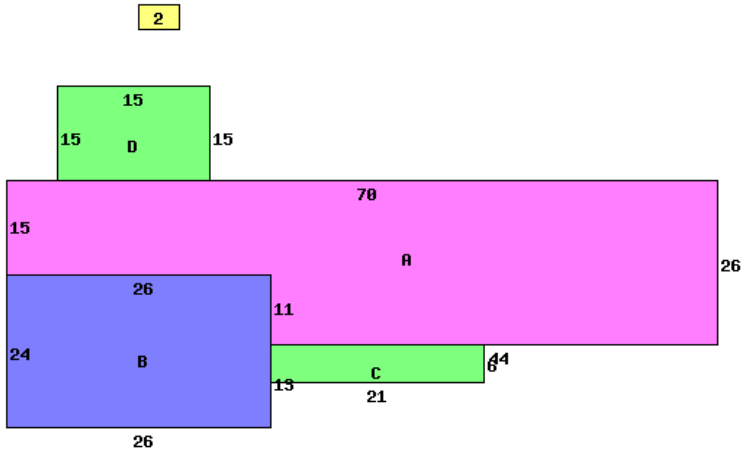
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	37090	37090	37090	37090		37090	42600	42600
Bldg100%	133460	133460	133460	133460		133460	163340	163330
Totl100%	170540t	170540t	170540t	170540t		170540t	205940t	205930t
Cauv100%								
Tax Value:								
Land 35%	12980	12980	12980	12980		12980	14910	14910
Bldg 35%	46710	46710	46710	46710		46710	57170	57170
Totl 35%	59690t	59690t	59690t	59690t		59690t	72080t	72080t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2389.74	2531.88	2529.52	2529.52	2529.52			
Sp-Asmnt	22.00	37.58	37.58	37.58				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1534		a	*MAIN
	F2	G		624	14980	b	GRAGE
	OFP	P		126	3780	c	PORCH
	DK	P		225	3380	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
403	1	2020-09-11	STARR MATTHEW & EMILY	1SD		222000	17290	86890
520	1	2018-10-18	HOMMEL DANETTE K & REX T	1WD		134000	17290	86890
258	1	2017-06-06	RAMSEY GLORIA C	1	*	0	16910	93570
425	1	2001-09-20	RAMSEY GLORIA C	1QC	*	0	16090	75570
880	0	1987-10-16			*	13000	0	11910

Year	Land	Bldg	Total	Net Tax
2022	6350	41210	47560	2179.50
2021	6350	41210	47560	2187.56

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



16381 MAUREEN DR 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1534	121160
	Basement		240	4920
	Subtotal			126080
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		D			
Unfinished Wall	X				
Floor/Carpet		X			
Floor/Tile-Lino		L			
Number of Rooms		1	7		
Bedrooms			3		
Central Heat			A		
FORCED AIR					
Central A/C			A		
Plumbing					
Standard		1			
Extra 3 Fixture		1			
Extra Fixture		1			

Air Conditioning		2610
Plumbing		2800
Garages and Carports		14980
Extra Features		7160
Total Value		153630
PUB ELECTRIC		
PUB SEWER		
PUB PAVED ST/RD		
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		1534		C	1988VG	153630	.19		161770
2	Shed		12X16	192		D	2019AV	1840	.15		1560

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		120.00	160	103	345	355	42600	42600

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

33-394006.0000-v082020R