

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-394018.0000
L142

RES
2025

sale

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

2022 WILSON STEPHANIE M	2009-08-31
2023 WILSON STEPHANIE M	2009-08-31
2024 WILSON STEPHANIE M	2009-08-31
2025 WILSON STEPHANIE M	2009-08-31
16350 MAUREEN DR	2009-08-31 FAIRWAY VIEW 2 18
	LWD
	\$79,250
KENTON OH 43326	

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	18600	38000	38000	38000	38000	38010
Bldg100%	106740	131340	131340	131340	131340	131330
Totl100%	125340t	169340t	169340t	169340t	169340t	169340t
Cauv100%						
Tax Value:						
Land 35%	6510	13300	13300	13300	13300	13300
Bldg 35%	37360	45970	45970	45970	45970	45970
Totl 35%	43870t	59270t	59270t	59270t	59270t	59270t
Hmstd35%						
Owner Oc	41.42	50.76	50.70	50.18	50.18	
Hmstd RB						
Net Tax	1968.98	2322.14	2463.36	2461.54	2461.54	
Sp-Asmnt	141.98	381.98	37.48	277.48		

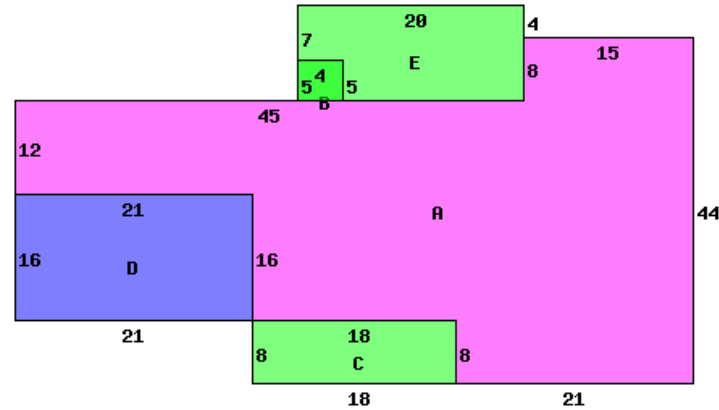
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	B/C	M		1632			
	STP	P		20	80	b	PORCH
	OFF	P		144	4320	c	PORCH
	B	G		336	9410	d	GRAGE
	PAT	P		240	720	e	PORCH

2009 BOR set house value at 78,060

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
369	1	2009-08-31	WILSON STEPHANIE M	LWD *	79250	19170	118940
251	1	2009-06-24	FANNIE MAE	LSH *	80000	19170	118940
733	1	1997-12-02	BYERS GREGORY T	LWD	84000	16490	76800

Year	Land	Bldg	Total	Net Tax
2021	6510	37360	43870	1976.44
2020	6510	37360	43870	1705.84

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
803 ROOTS SEWER			XA/2025



16350 MAUREEN DR 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	BRICK	1632 137810
Shingle	Subtotal	HIP	137810
	B 1 2 U A		
Plaster/Drywall	D	Fireplaces	2000
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	X	Garages and Carports	9410
Number of Rooms	7	Extra Features	5120
Bedrooms	3	Total Value	156440
Fireplace		PUB ELECTRIC	
Openings	1	PRIV WATER	
Stacks	1	PUB SEWER	
Central Heat	A	PUB PAVED ST/RD	
GEOTHERMAL			
Plumbing		Neighborhood:	
Standard	1	Code:	3310
Extra 3 Fixture	1	Dwl/Gar/NC%	1.0600

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1 B	FtxFt	Area	Grade	Cond	Value	Dpr Dpr
		1632	1632	C+	1980GD	172080	.28 131330
front lot	acres/	effective	depth	depth	actual	effective	extended
	frontage	frontage	depth	factor	rate	rate	value
		123.00	160	103	300	309	38010 38010

Call Back:

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

33-394018.0000-v082020R