

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-394032.0000
L121

RES
2025

sale

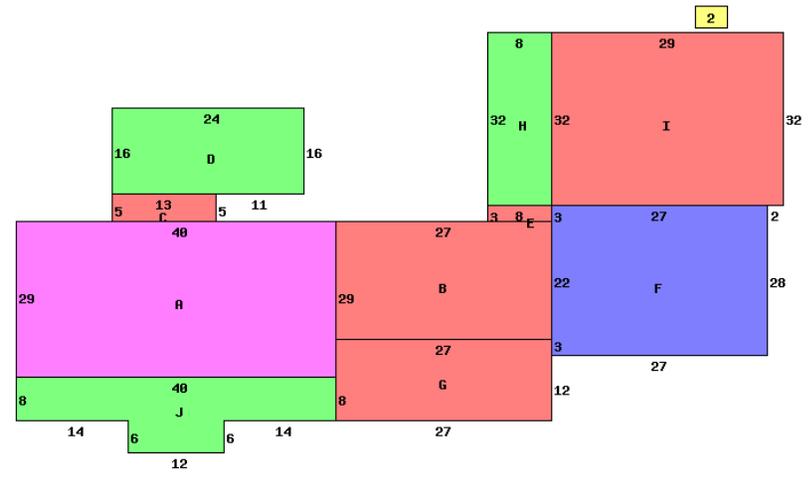
Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r

2022	CLAWSON BRIAN J & LOU	2021-03-29			
2023	CLAWSON BRIAN J & LOU	2021-03-29			
2024	CLAWSON BRIAN J & LOU	2021-03-29			
2025	CLAWSON BRIAN J & LOUCR 16537 MAUREEN DR	2021-03-29	ROOTS FAIRWAY VIEW #3 1SD LOT 8	\$383,750	
KENTON OH 43326					

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	17910	36460	36460	36460	36450
Bldg100%	370710	411290	411290	411290	411290
Totl100%	388630t	447740t	447740t	447740t	447740t
Cauvl00%					
Tax Value:					
Land 35%	6270	12760	12760	12760	12760
Bldg 35%	129750	143950	143950	143950	143950
Totl 35%	136020t	156710t	156710t	156710t	156710t
Hmstd35%	135920	156550	156550	156550	
Owner Oc	128.34	134.08	133.94	132.52	hmstd 12600 l 143950 b
Hmstd RB					
Net Tax	6104.94	6139.90	6513.24	6508.46	
Sp-Asmnt	31.73	31.73	178.74	58.74	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	B	M		1160			
1	B/C	A		594		b	ADDTN
1	B/C	A		65		c	ADDTN
1	PAT	P		384	1150	d	PORCH
1	B	A		24		e	ADDTN
+	B	G		756	21170	f	GRAGE
1	B/C	A		405		g	ADDTN
1Q	OFFP	P		256	7680	h	PORCH
	B/C	A		928		i	ADDTN
	OFFP	P		392	11760	j	PORCH

#: 39-039 L/W 333900390000							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
1229	2	2021-03-29	CLAWSON BRIAN J & LOUCRET	1SD	383750	17910	370710
		1995-12-14	MOORE SHAWN P & SHAWN A	2WD	20500	3000	0
Year	Land	Bldg	Total	Net Tax			
2021	6270	129750	136020	6128.06			
2020	6270	129750	136020	5289.06			
Project							
902 MAIN DISTRICT CONSERVANCY			XA/2025		ben acres		/ % factor
500 HARDIN COUNTY LANDFILL			XA/2025				



16537 MAUREEN DR 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 2	Sq-Ft	Value
Floor Level		
Main	BRICK	3176 209870
Full Upper	FRAME	1160 61720
Qtr Story	FRAME	1684 15770
Basement		580 11040
Subtotal		298400
Shingle	Roof	GABLE
B 1 2 U A		
Plaster/Drywall	D D	Fireplaces 2000
Floor/Hardwood	X X	Air Conditioning 7560
Floor/Carpet	X X	Plumbing 5600
Floor/Tile-Lino	X X	Garages and Carports 21170
Number of Rooms	1 6 5	Extra Features 20590
Bedrooms	1 5	Total Value 355320
Fireplace		PUB PAVED ST/RD
Openings	1	
Stacks	1	Neighborhood:
Central Heat	A	Code: 3310
FORCED AIR		Dwl/Gar/NC% 1.0600
Central A/C	A	
Plumbing		
Standard	1	
Extra 3 Fixture	2	
Extra 2 Fixture	1	

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B B	8X12	4336		B+	1996GD	497450	.22	Dpr	411290
2 Shed	*PP		96			OLD/		0	Dpr	0
		acres/	effective	depth	actual	effective	extended	true		
front lot	frontage	frontage	depth	factor	rate	rate	value	value		
small acreage	.0900	120.00	150	100	300	300	36000	36000		
					5000	5000	450	450		

Call Back:

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

33-394032.0000-v082020R