

PLEASANT TWP
KENTON SD

00320

Hardin County, Ohio
Michael T. Bacon, Auditor

33-394032.0000
L121

RES
2025

sale

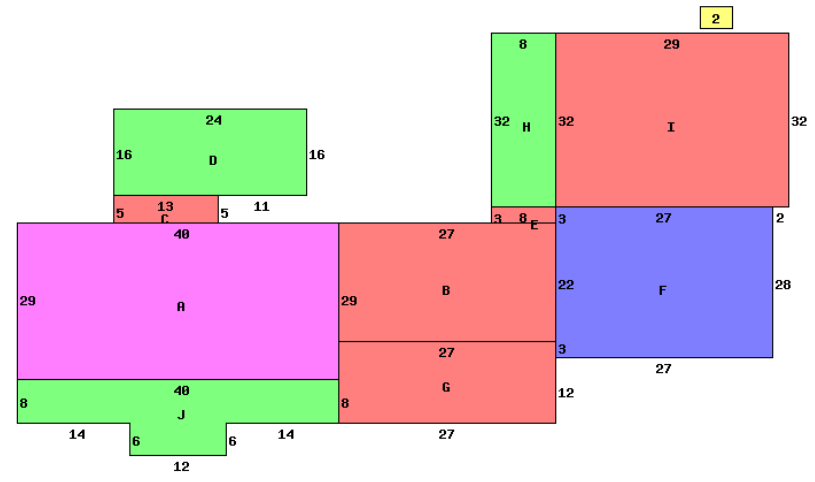
Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r

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	2021-03-29
16537 MAUREEN DR	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		b	ADDTN
1	B/C	A		594		c	ADDTN
1	B/C	A		65		d	PORCH
1	PAT	P		384	1150	e	ADDTN
1	B	A		24		f	GRAGE
+	B	G		756	21170	g	ADDTN
1	B/C	A		405		h	PORCH
1Q	OFFP	P		256	7680	i	ADDTN
1Q	B/C	A		928		j	PORCH
1Q	OFFP	P		392	11760		

#: 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				ben acres	/ %	factor	
902 MAIN DISTRICT CONSERVANCY				XA/2025			
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			
Openings	1	Neighborhood:	
Stacks	1	Code:	3310
Central Heat	A	Dwl/Gar/NC%	1.0600
FORCED AIR			
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
front lot	acres/	effective	depth	actual	effective	extended	true			
small acreage	frontage	frontage	depth	factor	rate	value	value			
	.0900	120.00	150	100	300	36000	36000			
					5000	450	450			

Call Back:

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

33-394032.0000-v082020R