

PLEASANT TWP  
NORTHERN SD

00340

Hardin County, Ohio  
Michael T. Bacon, Auditor

34-060001.0000  
J18

RES  
2025

sale

Eff Rate:- 48.97 — 39.04 — 41.32 — 41.39 — a/r

2022 MUSSELMAN CARLTON & N	
2023 MUSSELMAN NANCY JO	2022-02-09
2024 MUSSELMAN NANCY JO	2022-02-09
2025 MUSSELMAN NANCY JO	2022-02-09 NW1/4 COR NW1/4 6 3.00A
12052 SR 701	2CT
KENTON OH 43326	\$0

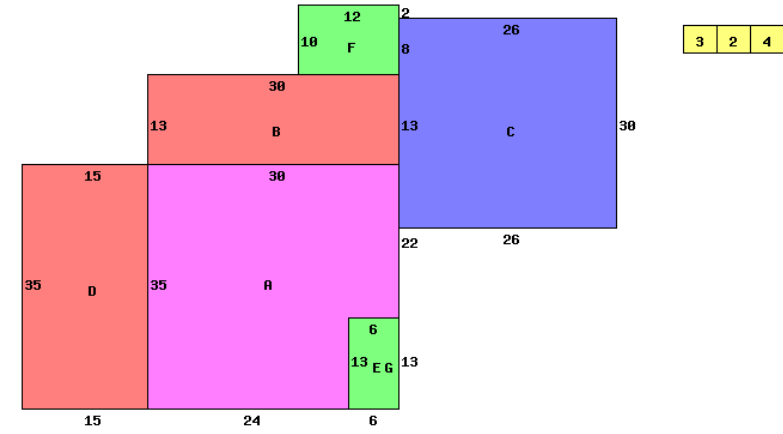
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	28000
Land100%	18600	28000	28000	28000	28000
Bldg100%	115140	135910	135910	135910	135920
Totl100%	133740t	163910t	163910t	163910t	163920t
Cauv100%					
Tax Value:					
Land 35%	6510	9800	9800	9800	9800
Bldg 35%	40300	47570	47570	47570	47570
Totl 35%	46810t	57370t	57370t	57370t	57370t
Hmstd35%	41490	49700	49700	49700	
Owner Oc	45.18	43.58	43.42	42.90	hmstd 6300 l 43400 b
Hmstd RB	380.84	317.80	362.14	376.20	
Net Tax	1662.58	1677.28	1764.86	1757.06	
Sp-Asmnt	24.00	29.37	25.37	29.46	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		972		b	ADDTN
1	F/C	A		390		c	GRAGE
1Q	F2	G		780	18720	d	ADDTN
	F/C	A		525		e	PORCH
	RFX	P		78	780	f	PORCH
	DK	P		120	1800	g	PORCH
	STP	P		78	310		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
71	2	2022-02-09	MUSSELMAN NANCY JO	2CT *	0	18600	115140

Year	Land	Bldg	Total	Net Tax
2021	6510	40300	46810	1671.30
2020	6510	31250	37760	1278.68

p r o j e c t		ben acres	/ %	factor
131	BLANCHARD RIVER MAINT			XA/2025
235	KELLOGG #983 - BLANCHARD			XA/2025
500	HARDIN COUNTY LANDFILL			XA/2025
921	BLANCHARD RIVER MAINT			XA/2023
286	DEARDORFF #1024 - BLANCHARD			XA/2025



12052 SR 701 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	
Main	FRAME 1887 133560
Qtr Story	FRAME 525 8990
Subtotal	142550
Metal	Roof GABLE
Plaster/Drywall	P P Air Conditioning 3300
Panelled Wall	P Plumbing 3500
Floor/Carpet	X X Garages and Carports 18720
Floor/Tile-Lino	L L Extra Features 3270
Number of Rooms	4 2 Total Value 171340
Bedrooms	1 2
Central Heat	A PUB ELECTRIC
FORCED AIR	PRIV WATER
Central A/C	A PRIV SEWER
Plumbing	PUB PAVED ST/RD
Standard	1 Neighborhood:
Extra 3 Fixture	1 Code: 3300
Extra 2 Fixture	1 Dwl/Gar/NC% 1.3400

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1887		C- 1910GD	154210	.40	Dpr	123990
2 Lean-To		22X40 880		C 1975AV	7040	.65		2460
3 Pole Build	1 P 0	24X40 960		C 1975AV	11520	.65		4030
4 Lean-To		20X40 800		C 2020AV	6400	.15		5440

homesite	acres/	effective	depth	actual	effective	extended	true
small acreage	frontage	frontage	depth	rate	rate	value	value
	1.0000		factor	18000	18000	18000	18000
	2.0000			5000	5000	10000	10000

Call Back:

Sign: PSN Date: 2015-11-30 Lister:

34-060001.0000-v082020R