

PLEASANT TWP  
NORTHERN SD

00340

Hardin County, Ohio  
Michael T. Bacon, Auditor

34-080015.0000  
I69

RES  
2025

sale

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

|                              |                              |
|------------------------------|------------------------------|
| 2022 WALNUT GROVE UNITED M   | 2004-12-21                   |
| 2023 WALNUT GROVE UNITED M   | 2004-12-21                   |
| 2024 WALNUT GROVE UNITED M   | 2004-12-21                   |
| 2025 WALNUT GROVE UNITED MET | 2004-12-21 PT NW1/4 S8 .987A |
| 7063 US 68                   | LWD                          |
| KENTON OH 43326              | \$120,000                    |

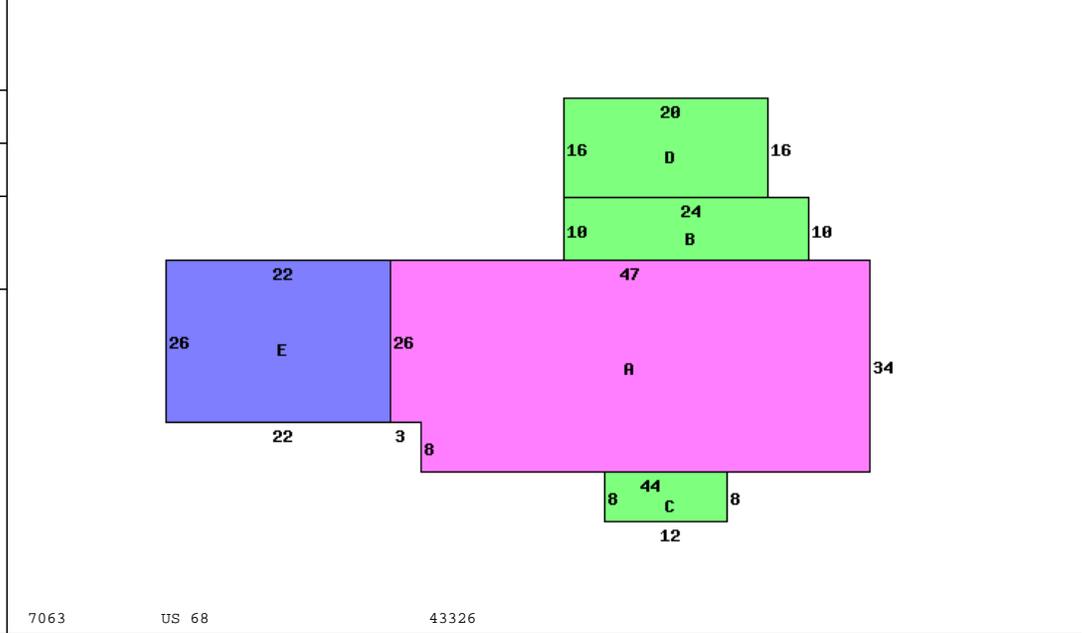
|            |         |         |         |         |         |
|------------|---------|---------|---------|---------|---------|
| Tax Year   | 2022    | 2023    | 2024    | 2025    | CAMA    |
| Prop Cls   | 511     | 511     | 511     | 511     | 511     |
| Acres      | .9800   | .9870   | .9870   | .9870   |         |
| Land100%   | 12600   | 18000   | 18000   | 18000   | 18000   |
| Bldg100%   | 104110  | 134200  | 134200  | 134200  | 134200  |
| Totl100%   | 116710t | 152200t | 152200t | 152200t | 152200t |
| Cauvl00%   |         |         |         |         |         |
| Tax Value: |         |         |         |         |         |
| Land 35%   | 4410    | 6300    | 6300    | 6300    | 6300    |
| Bldg 35%   | 36440   | 46970   | 46970   | 46970   | 46970   |
| Totl 35%   | 40850t  | 53270t  | 53270t  | 53270t  | 53270t  |
| Hmstd35%   |         |         |         |         |         |
| Owner Oc   |         |         |         |         |         |
| Hmstd RB   |         |         |         |         |         |
| Net Tax    | 1822.68 | 1892.96 | 2015.32 | 2020.62 |         |
| Sp-Asmnt   | 24.00   | 28.00   | 24.00   | 27.00   |         |

|      |      |      |      |       |       |   |       |  |
|------|------|------|------|-------|-------|---|-------|--|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE |   |       |  |
| 1 B  | F    | M    |      | 1574  |       | a | *MAIN |  |
|      | EFP  | P    |      | 240   | 9600  | b | PORCH |  |
|      | STP  | P    |      | 96    | 380   | c | PORCH |  |
|      | PAT  | P    |      | 320   | 960   | d | PORCH |  |
|      | F2   | G    |      | 572   | 13730 | e | GRAGE |  |

|       |    |            |                          |               |        |         |         |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| Sale# | #p | sale date  | To                       | Type/Invalid? | Sale\$ | co:land | co:bldg |
| 829   | 1  | 2004-12-21 | WALNUT GROVE UNITED METH | LWD *         | 120000 | 8000    | 75940   |
| 951   | 0  | 1987-11-12 |                          |               | 66000  | 0       | 51310   |

|      |      |       |       |         |
|------|------|-------|-------|---------|
| Year | Land | Bldg  | Total | Net Tax |
| 2021 | 4410 | 36440 | 40850 | 1832.30 |
| 2020 | 4410 | 36440 | 40850 | 1839.72 |

|         |                             |           |     |         |
|---------|-----------------------------|-----------|-----|---------|
| Project |                             | 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 |



7063 US 68 43326

|                           |                        |                            |
|---------------------------|------------------------|----------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |                            |
| Story Height 1            | Sq-Ft                  | Value                      |
| Floor Level               |                        |                            |
| Main                      | FRAME                  | 1574 123670                |
| Basement                  |                        | 1574 29120                 |
| Subtotal                  |                        | 152790                     |
| Metal                     | Roof                   | GABLE                      |
| B 1 2 U A                 |                        |                            |
| Plaster/Drywall           | X X                    | Air Conditioning 2790      |
| Panelled Wall             | X                      | Plumbing 1400              |
| Unfinished Wall           | X                      | Garages and Carports 13730 |
| Floor/Hardwood            | X                      | Extra Features 11380       |
| Floor/Carpet              | X                      | Total Value 182090         |
| Floor/Concrete            | X                      |                            |
| Floor/Tile-Lino           | X                      |                            |
| Number of Rooms           | 2 5                    | PUB ELECTRIC               |
| Bedrooms                  | 3                      | PRIV WATER                 |
|                           |                        | PRIV SEWER                 |
|                           |                        | PUB PAVED ST/RD            |
| Central Heat              | A                      |                            |
| FORCED AIR                |                        | Neighborhood:              |
| Central A/C               | A                      | Code: 3300                 |
| Plumbing                  |                        | Dwl/Gar/NC% 1.3400         |
| Standard                  | 1                      |                            |
| Extra 2 Fixture           | 1                      |                            |

|            |          |           |       |           |           |          |        |
|------------|----------|-----------|-------|-----------|-----------|----------|--------|
| Bldg Type  | SHB+Cons | DixHt     | Unit  | Blt/Renov | Replace   | Phy Fnc  | True   |
| 1 DWELLING | 1 B F    | FtxFt     | Area  | Grade     | Cond      | Dpr Dpr  | Value  |
|            |          |           | 1574  | C         | 1964FR    | .45      | 134200 |
| homesite   | acres/   | effective | depth | actual    | effective | extended | true   |
|            | frontage | frontage  | depth | rate      | rate      | value    | value  |
|            | .9870    |           |       | 18000     | 18000     | 18000    | 18000  |

Call Back:

Sign: PSN Date: 2015-12-01 Lister:

34-080015.0000-v082020R