

PLEASANT TWP  
NORTHERN SD

00340

Hardin County, Ohio  
Michael T. Bacon, Auditor

34-170021.0000  
I30

RES  
2025

sale

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

2022 SHEPHERD DOUG E & JAC	2019-08-07				
2023 SHEPHERD DOUG E & JAC	2019-08-07				
2024 SHEPHERD DOUG E & JAC	2019-08-07				
2025 SHEPHERD DOUG E & JACOB	2019-08-07	NW COR NW 1/4 17	3.00A		
13042 CR 90		1WD			
KENTON OH 43326	\$0				

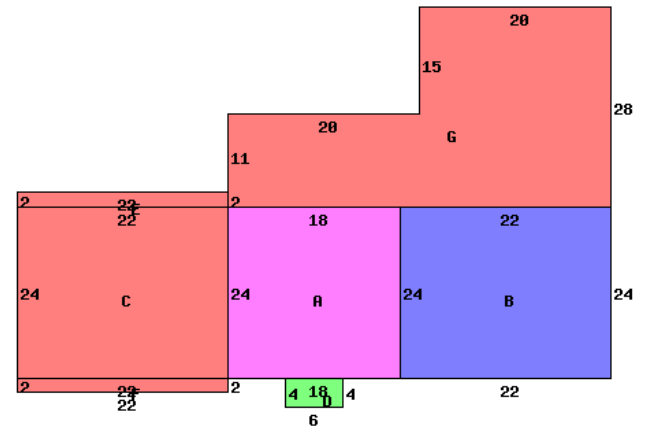
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	
Land100%	18600	28000	28000	28000	28000
Bldg100%	160860	201830	201830	201830	201820
Totl100%	179460t	229830t	229830t	229830t	229820t
Cauv100%					
Tax Value:					
Land 35%	6510	9800	9800	9800	9800
Bldg 35%	56300	70640	70640	70640	70640
Totl 35%	62810t	80440t	80440t	80440t	80440t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2802.50	2858.48	3043.24	3051.24	
Sp-Asmnt	27.00	33.35	29.35	33.69	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		432		b	GRAGE
	F2	G		528	12670	c	ADDTN
1 B	F	A		528		d	PORCH
	STP	P		24	100	e	ADDTN
1	F/C	A		44		f	ADDTN
1	F/C	A		44		g	ADDTN
1	F	A		820			

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
276	1	2019-08-07	SHEPHERD DOUG E & JACOB	D 1WD *	0	18000	128710
116	1	2017-03-20	SHEPHERD DOUG E	1WD	130000	16510	128740
432	1	2014-08-27	OVERS AUDREY	1QC *	0	16510	135710
484	1	2007-09-11	OVERS ROBERT & AUDRY	1WD	125000	15910	89460

Year	Land	Bldg	Total	Net Tax
2021	6510	56300	62810	2817.32
2020	6510	56300	62810	2828.72

project	ben acres	/ %	factor
131 BLANCHARD RIVER MAINT			XA/2025
235 KELLOGG #983 - BLANCHARD			XA/2025
285 ZIEGLER #1033 - BLANCHARD RI			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
286 DEARDORFF #1024 - BLANCHARD			XA/2025



13042 CR 90 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1868	132220
Main	528	10070
Basement		142290
Subtotal		
Shingle		
Roof		
B 1 2 U A		
Plaster/Drywall	X X	528 sq ft
Floor/Carpet	X X	
Number of Rooms	1 8	
Bedrooms	3	
Central Heat	A	
ELECTRIC		
Central A/C	A	
Plumbing		
Standard	1	
Extra 3 Fixture	1	
Basement Finish		5820
Air Conditioning		4120
Plumbing		2100
Garages and Carports		12670
Extra Features		100
Total Value		167100
PUB ELECTRIC		
PRIV WATER		
PRIV SEWER		
PUB PAVED ST/RD		
Neighborhood:		
Code:		3300
Dwl/Gar/NC%		1.3400

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	2396	2396		C+	1980GD	183810	.28		177340
2 Pole Build		40X60	2400		C	2020AV	28800	.15		24480
homesite	acres/	effective	depth	actual	effective	extended	true			
small acreage	frontage	frontage	depth	rate	rate	value	value			
	1.0000	1.0000		18000	18000	18000	18000			
	2.0000	5000		5000	5000	10000	10000			