PLEASANT TWP
NORTHERN SD 00340

Hardin County, Ohio
Michael T. Bacon, Auditor

34-180001.0000 AGR
I48 2026

sale

2023 MATHEWS J SCOTT & LEE	2001-11-09	
2024 MATHEWS J SCOTT & LEE	2001-11-09	
2025 MATHEWS J SCOTT & LEE	2024-02-08	
2026 MATHEWS J SCOTT & LEE A	2024-02-08	PT NW1/4 S18 57.074A
12140 CR 90	1SD	
	$0	
KENTON OH 43326		

Eff Rate: – 39.04 — 41.32 — 41.38 — 41.39 — a/r

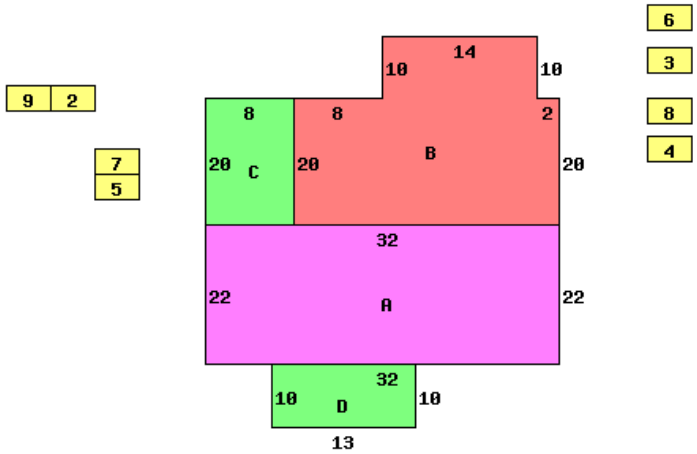
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	57.0740	57.0740	57.0740	57.0740	57.0740			
Land100%	310890	310890	310890	310890		310890	450890	450880
Bldg100%	120370	120370	120370	120370		120370	143170	143160
Totl100%	431260t	431260t	431260t	431260t		431260t	594060t	594040t
Cauv100%	129600	129600	129600	129600		310890	450890	131110
Tax Value:								
Land 35%	45360	45360	45360	45360		45360	45890	157810
Bldg 35%	42130	42130	42130	42130		42130	50110	50110
Totl 35%	87490t	87490t	87490t	87490t		87490t	96000t	207910t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	3109.00	3309.94	3318.66	3318.66	3318.66			
Cauv Sav	3449.94	2254.74	2400.46	2406.78				
Sp-Asmnt	211.86	207.86	257.56	257.56				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		704		a	*MAIN
1	F/C	A		620		b	ADDTN
	OFP	P		160	4800	c	PORCH
	EFP	P		130	5200	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
78	1	2024-02-08	MATHEWS J SCOTT & LEE ANN	1SD	*	0	310890	120370
580	1	2001-11-09	MATHEWS J SCOTT & LEE ANN	1QC		60000	81940	58310
1107	1	1995-11-09	MATHEWS J SCOTT ETAL	1QC		11073	57200	61800
1127	1	1992-12-09		1WD	*	75000	0	129630
898	1	1991-11-04		1UN	*	0	0	113830
707	0	1985-10-10			*	0	0	276600
706	0	1985-10-10			*	0	0	276600

Year	Land	Bldg	Total	Net Tax
2022	20880	29080	49960	2229.16
2021	20880	29080	49960	2240.92

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			



12140 CR 90 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1324	106120
	Part Upper	FRAME	704	32640
	Basement		528	10070
	Subtotal			148830
Metal	Roof	GABLE		

	B 1 2 U A		
Plaster/Drywall	P P	Heating	-2460
Unfinished Wall	X	Extra Features	10000
Floor/Pine	X X	Total Value	156370
Number of Rooms	1 4 3		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Plumbing		PRIV SEWER	
Standard	1	PUB PAVED ST/RD	
		Neighborhood:	
		Code:	3300
		Dwl/Gar/NC%	1.7000

	Bldg Type	SHB+Cons			DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	DWELLING	1HB F				2028		C-	OLD/AV	140730	.55		107660	
2	Flat Barn				40X80	3200		D	OLD/FR	30720	.80	.50	3070	
3	Grain Bin	*PP		0	24X12	288		C	1978AV	0			0	
4	Pole Build	1	P	0	66X72	4752		C	1979AV	57020	.65		19960	
5	Shed		M	0	32X48	1536		C	1979AV	18430	.65		6450	
6	Grain Bin	*PP		0	21X12	252		C	1978AV	0			0	
7	Lean-To	1	F	0	16X48	768		C	1982AV	4920	.65		1720	1 SIDE OPN
8	Grain Bin	*PP		0	30X21	630		C	1984AV	0			0	
9	P		CAN		14X80	1120		D	2010AV	7170	.40		4300	

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	2	BOB	BLOUNT SILT LOAM, 2	25.2991	8370	211750	2230	56420
C	14	GWB	GLYNWOOD SILT LOAM	11.2892	7830	88390	1630	18400
C	15	GYB2	GLYNWOOD CLAY LOAM	7.2539	7280	52810	1110	8050
C	33	NE	NEWARK SILT LOAM OC	1.2398	8410	10430	2160	2680
C	37	OT	OLENTANGY SILT LOAM	2.4155	6890	16640	1270	3070
C	39	PM	PEWAMO SILTY CLAY L	4.7178	9410	44390	3450	16280
C	51	WSTL	WASTE LAND	2.2000	170	370	50	110
	671	HSITE	HOMESITE	1.0000	26100	26100	26100	26100
	970	DROW	DITCH RIGHT OF WAY	.1400				
	980	ROAD	ROAD	1.5187				
				57.074		450880	(100%)	131110
						157810	(35%)	45890

CAUV # 1728

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

34-180001.0000-v082020R