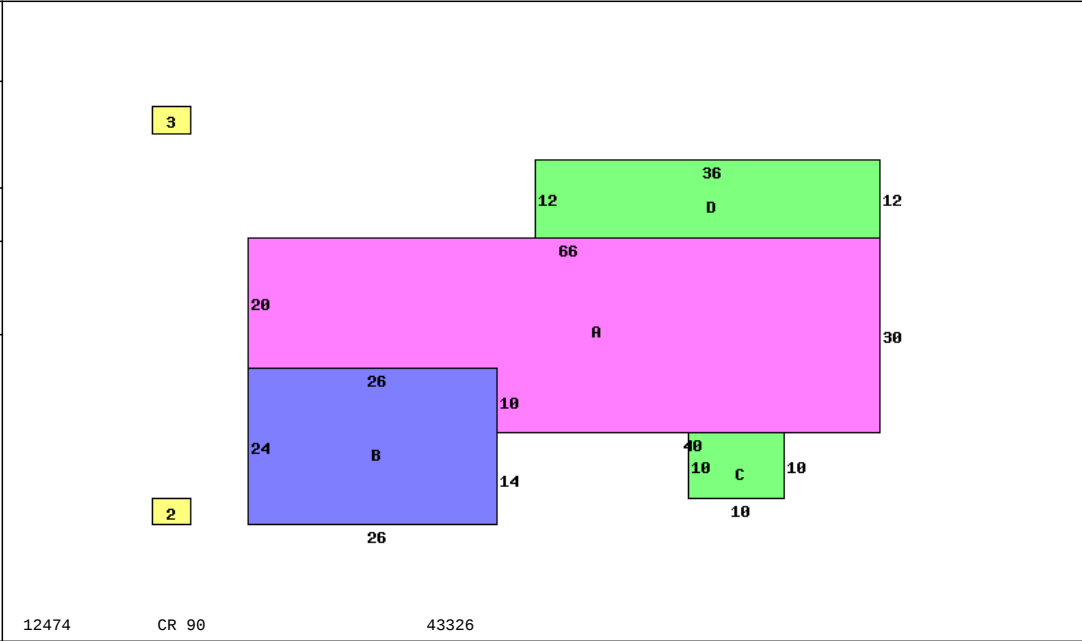


2022 RUHLEN NATHAN D & SHE		2019-11-04	Tax Year		2022	2023	2024	2025	CAMA
2023 RUHLEN NATHAN D & SHE		2019-11-04	Prop Cls		511	511	511	511	511
2024 RUHLEN NATHAN D & SHE		2019-11-04	Acres		3.0000	3.0000	3.0000	3.0000	
2025 RUHLEN NATHAN D & SHELBY		2019-11-04	PT NW 1/4 18	3.00A	Land100%	18600	28000	28000	28000
12474 CR 90		1SD			Bldg100%	203490	247340	247340	247350
KENTON OH 43326		\$43,750			Totl100%	222090t	275340t	275340t	275350t
					Cauv100%				
					Tax Value:				
					Land 35%	6510	9800	9800	9800
					Bldg 35%	71220	86570	86570	86570
					Totl 35%	77730t	96370t	96370t	96370t
					Hmstd35%	72640	89670	89670	
					Owner Oc	79.10	78.64	78.34	hmstd 6300 l 83370 b
					Hmstd RB				
					Net Tax	3389.14	3345.92	3567.54	
					Sp-Asmnt	25.01	33.02	29.02	

SHB+ 1 B	CONS F F PAT	TYPE M G P	FACT	SQ-FT 1720 624 100 432	VALUE 14980 3000 1300	a b c d	*MAIN GRAGE PORCH PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
499	1	2019-11-04	RUHLEN NATHAN D & SHELBY	1SD	43750	18000	51940
128	1	2018-03-29	RUHLEN DOUGLAS & HOLLY	1WD	37226	18000	51940
444	1	2017-10-10	US BANK NATIONAL ASSOC	1WD *	0	16510	54600
114	1	1995-02-14	BOYD BETTY	1WD	15000	11310	0
1132	1	1994-12-07	MATHEWS J SCOTT	1WD *	10000	0	20030
731	0	1987-08-26			0	0	20630
Year	Land	Bldg	Total	Net Tax			
2021	6510	91530	98040	4316.92			
2020	6510	22330	28840	1270.02			
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			



Occupancy 1 Single Family			*DWELLING COMPUTATIONS														
Story Height	1			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
Floor Level		Main	FRAME	1720	127070	1 DWELLING	1 B F		1720		C	2020AV		183250	.03		238190
		Basement		1720	31820	2 Garage	1 P	24X24	576		C	1997AV		13820	.55		8330
		Subtotal			158890	3 Shed		12X16	192		D	1997AV		1840	.55		830
Shingle	B 1 2 U A	Roof	GABLE														
Plaster/Drywall	D	Air Conditioning		2980		homesite	acres/	effective	depth	depth	actual	effective	extended	true			
Unfinished Wall	X	Plumbing		2100		small acreage	frontage	frontage	factor	rate	rate	rate	value	value			
Floor/Pine	X	Garages and Carports		14980			1.0000			18000	18000	18000	18000	18000			
Floor/Carpet	X	Extra Features		4300			2.0000			5000	5000	5000	10000	10000			
Floor/Concrete	X	Total Value		183250													
Floor/Tile-Lino	T																
Number of Rooms	15	PRIV WATER															
Bedrooms	3	PRIV SEWER															
		PUB PAVED ST/RD															
Central Heat	A	PUB SIDEWALK															
Central A/C	A	Neighborhood:															
Plumbing		Code:		3300													
Standard	1	Dwl/Gar/NC%		1.3400													
Extra 3 Fixture	1																
					Call Back: Sign: PSN Date: 2015-12-01 Lister: 34-180023 0000-v082020P												