PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-110005.0000 RES
BB34 2026

sale

2023 GETZ PATRICIA A	2015-10-01	
2024 GETZ PATRICIA A	2015-10-01	
2025 GETZ PATRICIA A	2015-10-01	
2026 GETZ PATRICIA A	2015-10-01	WYKOFFS PT OL 10
863 W LIMA ST	1CT	
	$0	
KENTON OH 43326		

Eff Rate:- 44.66 — 47.03 — 46.74 — 46.74 — a/r

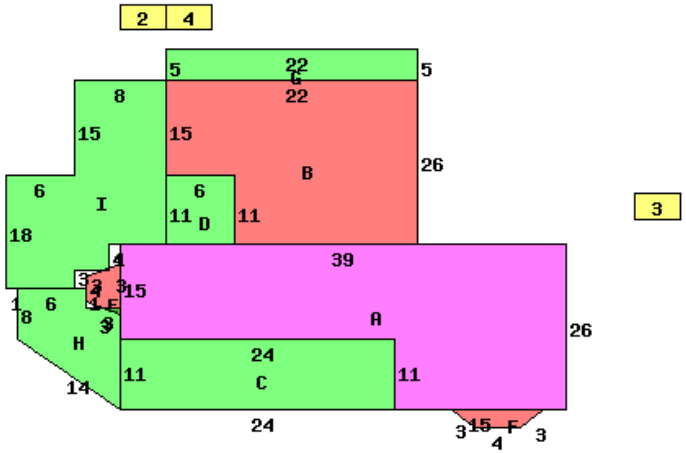
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	10140	10140	10140	10140		10140	11630	11620
Bldg100%	97940	97940	97940	97940		97940	133600	133600
Totl100%	108090t	108090t	108090t	108090t		108090t	145230t	145220t
Cauv100%								
Tax Value:								
Land 35%	3550	3550	3550	3550		3550	4070	4070
Bldg 35%	34280	34280	34280	34280		34280	46760	46760
Totl 35%	37830t	37830t	37830t	37830t		37830t	50830t	50830t
Hmstd35%			36730	36730		36730	49730	
Owner Oc	33.48	33.44	32.38	32.38	32.38	hmstd 3550 l	33180 b	
Hmstd RB								
Net Tax	1521.94	1612.06	1602.28	1602.28	1602.28			
Sp-Asmnt	21.56	34.99	34.99	34.99				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		750		a	*MAIN
1 B	F	A		506		b	ADDTN
	OFP	P		264	7920	c	PORCH
	EFP	P		66	2640	d	PORCH
1	F/C	A		18		e	ADDTN
1	F/C	A		18		f	ADDTN
	DK	P		110	1650	g	PORCH
	DK	P		113	1700	h	PORCH
	DK	P		328	4920	i	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
373	1	2015-10-01	GETZ PATRICIA A	1CT *	0	7260	52200
271	1	2000-05-12	GETZ MAX L JR & PATRICIA	1WD	29000	7710	27740

Year	Land	Bldg	Total	Net Tax
2022	2470	24570	27040	1236.90
2021	2470	24570	27040	1241.52

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



863 W LIMA ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1292	106810
	Full Upper	FRAME	750	56630
	Basement		379	7320
	Subtotal			170760
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	P P	Air Conditioning	3670
Unfinished Wall	X	Extra Features	18830
Floor/Pine	X X	Total Value	193260
Number of Rooms	8		
Bedrooms	3	PUB PAVED ST/RD	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3670
Central A/C	A	Dwl/Gar/NC%	1.5000
Plumbing			
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 F/C		2042		C	OLD/AV	193260	.55		130450
2	Pool	*PP		0			OLD/	0			0
3	Shed	*PP	10X14	140			OLD/	0			0
4	P	DK		600		C	OLD/AV	9000	.65		3150

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	74.0000	74.00	219	114	138	157	11620	11620

Call Back: Sign: PSN Date: 2015-01-14 Lister: