

PLEASANT TWP
KENTON CORP

00350

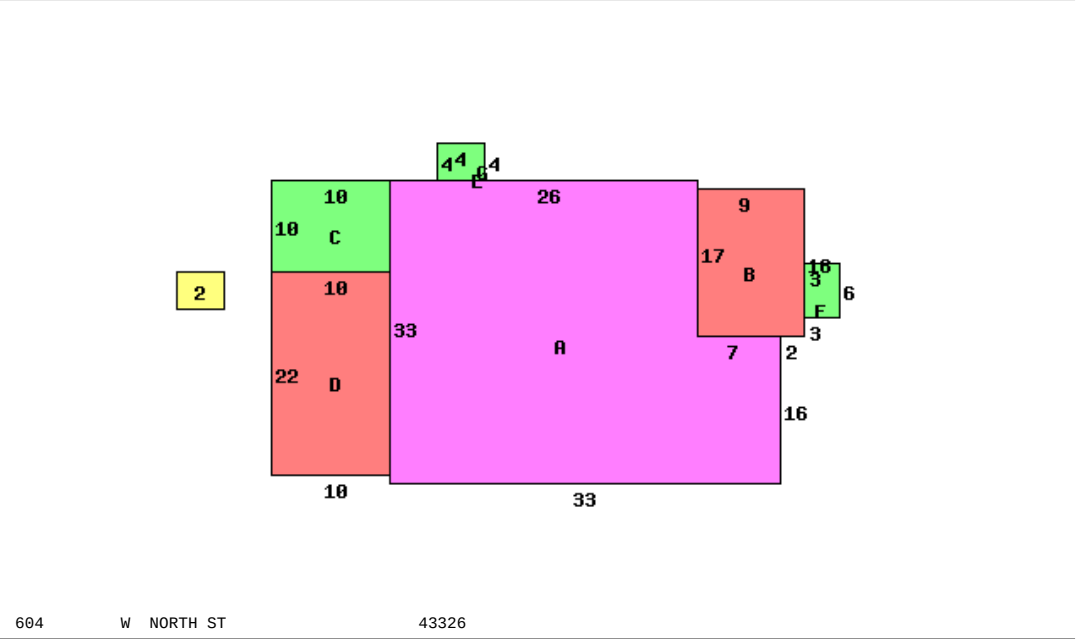
Hardin County, Ohio
Michael T. Bacon, Auditor

36-250052.0000
H11.03

RES
2024

2021 RATLIFF GENE & BERNIE		2013-10-25	Tax Year		2021	2022	2023	2024	CAMA
2022 RATLIFF GENE & BERNIE		2013-10-25	Prop Cls		510	510	510	510	510
2023 RATLIFF GENE & BERNIE		2013-10-25	Acres						
2024 RATLIFF GENE ETAL		2023-11-13	I G WMS S PT 31-32	Land100%	5200	5200	7400	7400	7410
604 W NORTH ST		3CT		Bldg100%	69490	69490	99490	99490	99480
KENTON OH 43326		\$0		Totl100%	74690t	74690t	106890t	106890t	106890t
				Cauv100%					
				Tax Value:					
				Land 35%	1820	1820	2590	2590	2590
				Bldg 35%	24320	24320	34820	34820	34820
				Totl 35%	26140t	26140t	37410t	37410t	37410t
				Hmstd35%					
				Owner 0c					
				Hmstd RB					
				Net Tax	1225.54	1221.08	1538.18	1627.24	
				Sp-Asmnt	22.68	22.68	22.68	33.66	

SHB+ 1 BA 1	CONS F F/C EFP F/C CAN STP STP	TYPE M A P A P P P	FACT	SQ-FT 970 144 100 220 16 18 16	VALUE 4000 130 70 60	a b c d e f g	*MAIN ADDTN PORCH ADDTN PORCH PORCH PORCH
#: 53, L/W L/C CHAD R VANHOORHIS 10-6-2023 \$122,000 362500530000							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
493	3	2023-11-13	RATLIFF GENE ETAL	3CT *	0	7400	99490
510	1	2013-10-25	RATLIFF GENE & BERNIECE	1SD	22000	5910	53800
167	1	2013-04-11	FANCHER TERRY L &	10C *	0	5910	53800
924	1	1990-11-14		10N *	0	0	35230
Year	Land	Bldg	Total	Net Tax			
2020	1820	24320	26140	1064.48			
2019	1730	19780	21510	847.04			
p r o j e c t						ben acres	/ % factor
902 MAIN DISTRICT CONSERVANCY				XA/2024			
500 HARDIN COUNTY LANDFILL				XA/2024			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS												
Story Height	1			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Floor Level						1 DWELLING	1 BAF	FtxFt	2304	Rate	C	1900GD	140020	Dpr	Dpr	Value
		Main	FRAME	1334	106920	2 Garage		24X36	864		C	1970AV	20740	.40	.65	91570
		Qtr Story	FRAME	970	3870											7910
		Basement		242	4960											
		Subtotal			115750											
Shingle		Roof	GABLE			front lot	acres/ frontage	effective frontage		depth 136	factor 95	actual rate 120	effective rate 114	extended value 7410		true value 7410
Plaster/Drywall	B 1 2 U A	D	970 sq ft	Attic Finish	15310											
Panelled Wall	X			Air Conditioning	4000											
Unfinished Wall	X			Plumbing	700											
Floor/Carpet	X			Extra Features	4260											
Number of Rooms	1 6	2		Total Value	140020											
Bedrooms	2			PUB SIDEWALK												
Central Heat	A			Neighborhood:												
FORCED AIR				Code:	3670											
Central A/C	A			Dwl/Gar/NC%	1.0900											
Plumbing																
Standard	1															
Extra Fixture	1															
						Call Back:		Sign: PSN	Date: 2015-02-04	Lister:						36-250052_0000-v082020R