

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-530008.0000  
T91.01

AGR  
2025

sale

Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

2022 OSBORN MICHAEL N & RH	2011-09-09
2023 OSBORN MICHAEL N & RH	2011-09-09
2024 OSBORN MICHAEL N & RH	2011-09-09
2025 OSBORN MICHAEL N & RHON HARDING AVE	2011-09-09 WM THOMPSONS ADDT S33 2SD 1.01A \$37,500

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	1.0100	1.0100	1.0100	1.0100	
Land100%	5000	5460	5460	5460	5450
Bldg100%				0	
Totl100%	5000t	5460t	5460t	5460t	5450t
Cauv100%	1030	2200	2200	2200	2200

Orig Tax Year 2011  
Parent: 36-530007.0000

Tax Value:					
Land 35%	360	770	770	770	1910
Bldg 35%					0
Totl 35%	360t	770t	770t	770t	1910t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	16.80	31.66	33.50	33.26	
Cauv Sav	64.94	46.88	49.56	49.26	
Sp-Asmnt	12.00	17.50	13.50	13.50	

2026 DULIN JOHN A ETAL  
HARDING AVE

2025-08-28  
4SD

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
379	4	2025-08-28	DULIN JOHN A ETAL	4SD	231000	5460	0
378	2	2011-09-09	OSBORN MICHAEL N & RHONDA	2SD	37500	0	0

Year	Land	Bldg	Total	Net Tax
2021	360	0	360	16.88
2020	360	0	360	14.68

Project	ben acres	/	%	factor
131 BLANCHARD RIVER MAINT				XA/2025
921 BLANCHARD RIVER MAINT				XA/2023
306 BLOOM #1043 - BLANCHARD				XA/2025
349 OSBORN-BLANCHARD RIVER				XA/2025

HARDING AVE

PUB PAVED ST/RD

Neighborhood:  
Code: 3650

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	.2093	6030	1260	2660	560
C 2	BOB BLOUNT SILT LOAM, 2	.6785	5770	3910	2360	1600
W 2	BOB BLOUNT SILT LOAM, 2	.0882	3130	280	470	40
970	DROW DITCH RIGHT OF WAY	.0340				

1.01 5450 (100%) 2200 CAUV # 4276  
1910 ( 35%) 770

Call Back: Sign: PSN Date: 2015-02-23 Lister: 36-530008.0000-v082020R