

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-531030.0000  
T112

RES  
2025

sale

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

|      |  |                                 |
|------|--|---------------------------------|
| 2022 | SINGH JASWINDER  | 2007-01-16                      |
| 2023 | SINGH JASWINDER  | 2007-01-16                      |
| 2024 | ZIMMERMAN DOUG & ELIZ  | 2023-12-21                      |
| 2025 | HUNSICKER RYAN JAMES & HUNSDICKER RYAN JAMES & 210 HIDEAWAY DR | 2024-04-24 OAKRIDGE SUB INLOT 9 |
|      |  | LWD                             |
|      |  | \$270,000                       |

|          |         |         |         |         |          |
|----------|---------|---------|---------|---------|----------|
| Tax Year | 2022    | 2023    | 2024    | 2025    |          |
| Prop Cls | 510     | 510     | 510     | 510     | CAMA 510 |
| Acres    |         |         |         |         |          |
| Land100% | 20570   | 23540   | 23540   | 23540   | 23540    |
| Bldg100% | 190540  | 215060  | 215060  | 215060  | 215050   |
| Totl100% | 211110t | 238600t | 238600t | 238600t | 238590t  |
| Cauvl00% |         |         |         |         |          |

Orig Tax Year 1997  
Parent: 36-531030.0000

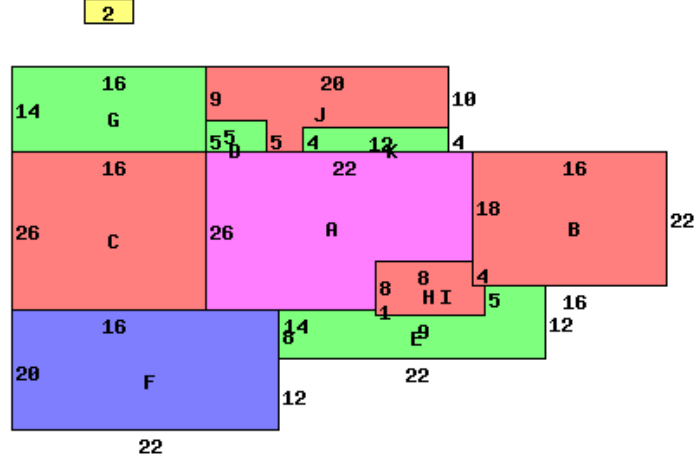
|            |         |         |         |         |                      |
|------------|---------|---------|---------|---------|----------------------|
| Tax Value: |         |         |         |         |                      |
| Land 35%   | 7200    | 8240    | 8240    | 8240    | 8240                 |
| Bldg 35%   | 66690   | 75270   | 75270   | 75270   | 75270                |
| Totl 35%   | 73890t  | 83510t  | 83510t  | 83510t  | 83510t               |
| Hmstd35%   |         |         | 83220   | 83220   |                      |
| Owner Oc   |         |         |         | 73.36   | hmstd 8240 1 74980 b |
| Hmstd RB   |         |         |         |         |                      |
| Net Tax    | 3451.66 | 3433.64 | 3632.46 | 3535.14 |                      |
| Sp-Asmnt   | 30.00   | 35.50   | 31.50   | 31.50   |                      |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE |   |       |
|------|------|------|------|-------|-------|---|-------|
| 2    | F/C  | M    |      | 508   |       | a | *MAIN |
| 1    | F/C  | A    |      | 352   |       | b | ADDTN |
| 1    | Q    | F/C  | A    | 416   |       | c | ADDTN |
|      | OFF  | P    |      | 25    | 750   | d | PORCH |
|      | OFF  | P    |      | 187   | 5610  | e | PORCH |
|      | F    | G    |      | 440   | 10560 | f | GRAGE |
|      | PAT  | P    |      | 224   | 670   | g | PORCH |
| 1    | F/C  | A    |      | 77    |       | h | ADDTN |
|      | CATH | X    |      | 77    |       | i | OTHER |
| 1    | F/C  | A    |      | 207   |       | j | ADDTN |
|      | OH   | P    |      | 48    | 1820  | k | PORCH |

| Sale# | #p | sale date  | To                        | Type/Invalid? | Sale\$ | co:land | co:blgd |
|-------|----|------------|---------------------------|---------------|--------|---------|---------|
| 152   | 1  | 2024-04-24 | HUNSICKER RYAN JAMES & SA | LWD           | 270000 | 23540   | 215060  |
| 547   | 1  | 2023-12-21 | ZIMMERMAN DOUG & ELIZABET | LSL           | 275000 | 23540   | 215060  |
| 16    | 1  | 2007-01-16 | SINGH JASWINDER           | 1TD           | 220000 | 16340   | 159290  |
| 300   | 1  | 2000-05-25 | SORGEN JOHN A & DORIS J   | LWD           | 156000 | 14830   | 135140  |
| 58    | 1  | 1999-02-04 | NOLL HOWARD E & NANCY L   | LWD           | 150642 | 10940   | 0       |
| 161   | 9  | 1998-04-10 | M J MYERS GROUP LLC       | 9WD *         | 0      | 0       | 0       |

| Year | Land | Bldg  | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 7200 | 66690 | 73890 | 3464.20 |
| 2020 |      |       |       | 3008.96 |

| project                     | ben acres | / % | factor  |
|-----------------------------|-----------|-----|---------|
| 131 BLANCHARD RIVER MAINT   |           |     | XA/2025 |
| 500 HARDIN COUNTY LANDFILL  |           |     | XA/2025 |
| 921 BLANCHARD RIVER MAINT   |           |     | XA/2023 |
| 306 BLOOM #1043 - BLANCHARD |           |     | XA/2025 |
| 349 OSBORN-BLANCHARD RIVER  |           |     | XA/2025 |



210 HIDEAWAY DR 43326

|                           |                        |                            |
|---------------------------|------------------------|----------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |                            |
| Story Height 2            | Sq-Ft                  | Value                      |
| Floor Level               |                        |                            |
| Main                      | FRAME                  | 1560 122570                |
| Full Upper                | FRAME                  | 508 43120                  |
| Qtr Story                 | FRAME                  | 856 13690                  |
| Subtotal                  |                        | 179380                     |
| Shingle                   | Roof                   | GABLE                      |
| Plaster/Drywall           | D D                    | Fireplaces 2000            |
| Floor/Carpet              | X X                    | Air Conditioning 3630      |
| Floor/Tile-Lino           | X X                    | Plumbing 3500              |
| Number of Rooms           | 3 3                    | Garages and Carports 10560 |
| Bedrooms                  | 1 3                    | Extra Features 8850        |
|                           |                        | Total Value 207920         |
| Fireplace                 |                        |                            |
| Openings                  | 1                      | PUB PAVED ST/RD            |
| Stacks                    | 1                      |                            |
| Central Heat              | A                      | Neighborhood:              |
| FORCED AIR                |                        | Code: 3690                 |
| Central A/C               | A                      | Dwl/Gar/NC% 1.0600         |
| Plumbing                  |                        |                            |
| Standard                  | 1                      |                            |
| Extra 3 Fixture           | 1                      |                            |
| Extra 2 Fixture           | 1                      |                            |

| Bldg Type  | SHB+Cons        | DixHt              | Unit  | Blt/Renov     | Phy            | Fnc            | True       |
|------------|-----------------|--------------------|-------|---------------|----------------|----------------|------------|
| 1 DWELLING | 2 F/C           | 2068               |       | B-            | 1998GD         | .19            | 214220     |
| 2 Shed     | F               | 12X16              | 192   | D             | 2000AV         | .55            | 830        |
| front lot  | acres/ frontage | effective frontage | depth | actual factor | effective rate | extended value | true value |
|            | 110.0000        | 110.00             | 119   | 89            | 240            | 23540          | 23540      |

Call Back:

Sign: PSN Date: 2015-02-24 Lister:

36-531030.0000-v082020R