PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-532005.0000 RES
R58 2026

sale

2023	HATCHER JOHN C & PHYL	2014-09-15
2024	HATCHER JOHN C & PHYL	2014-09-15
2025	HATCHER JOHN C & PHYL	2014-09-15
2026	HATCHER JOHN C & PHYLLI	2014-09-15 UNIT 10
	114 OAK LANE	1WD OAKRIDGE CONDOMINIUMS
		$142,000
	KENTON OH 43326	

Orig Tax Year 1997
Parent: 36-532001.0000

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

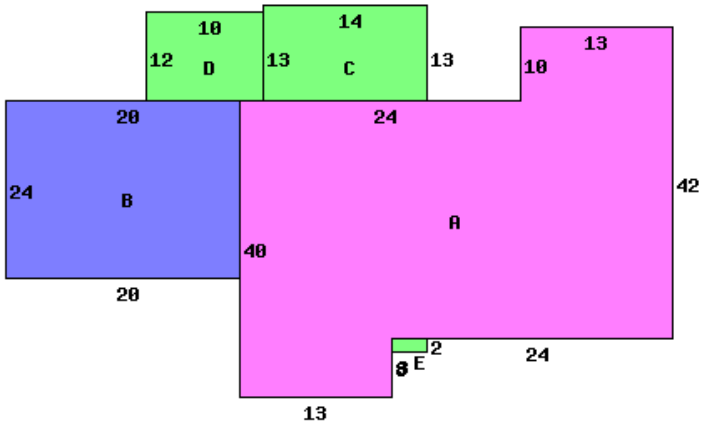
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	550	550	550	550	0	550	550	550
Acres								
Land100%	30000	30000	30000	30000		30000	30000	30000
Bldg100%	161660	161660	161660	161660		161660	221140	221150
Totl100%	191660t	191660t	191660t	191660t		191660t	251140t	251150t
Cauv100%								
Tax Value:								
Land 35%	10500	10500	10500	10500		10500	10500	10500
Bldg 35%	56580	56580	56580	56580		56580	77400	77400
Totl 35%	67080t	67080t	67080t	67080t		67080t	87900t	87900t
Hmstd35%	67080	67080	67080	67080		67080	87900	
Owner Oc	59.36	59.30	59.14	59.14	59.14	hmstd 10500 l 56580 b		
Hmstd RB	368.96	417.58	429.66	429.66	429.66			
Net Tax	2329.78	2440.92	2409.76	2409.76	2409.76			
Sp-Asmnt	33.23	29.03	29.03	29.03				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1418		a	*MAIN
	F	G		480	11520	b	GRAGE
	EFP	P		182	7280	c	PORCH
	P	P		120	360	d	PORCH
	OMP	P		6	210	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
400	1	2014-09-15	HATCHER JOHN C & PHYLLIS	1WD		142000	6510	112860
405	1	2001-09-06	NICELY LIVING TRUST	1AF	*	0	5000	109110
447	1	1998-08-05	NICELY LIVING TRUST	1WD		116738	0	0
338	1	1997-08-22	MYERS THOMAS R & MARILYN	1QC	*	0	0	0
241	1	1997-05-02	KETTLE BETTY R & JOHN E	1SD		109763	0	0

Year	Land	Bldg	Total	Net Tax
2022	7000	46010	53010	2024.64
2021	7000	46010	53010	2032.16

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



114 OAK LANE 43326

Occupancy 5 Condo
Story Height 1
Floor Level
Shingle

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Main	FRAME		1418	112110
Subtotal				112110
Roof	GABLE			

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2480
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	X	Garages and Carports	11520
Number of Rooms	4	Extra Features	9810
Bedrooms	2	Total Value	138020
Central Heat	A		
		Neighborhood:	
Central A/C	A	Code:	3700
Plumbing		Dwl/Gar/NC%	1.4500
Standard	1		
Extra 3 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		1418		B	1998VG	179430	.15		221150

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
site value								30000

Call Back: Sign: PSN Date: 2015-01-12 Lister: