PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-532020.0000 RES
R66 2025

sale

2022	DULIN GLORIA TRUSTEE	2020-06-04
2023	DULIN GLORIA TRUSTEE	2020-06-04
2024	DULIN GLORIA TRUSTEE	2020-06-04
2025	DULIN GLORIA TRUSTEE	2020-06-04 OAKRIDGE CONDOMINIUMS
	109 OAK LANE	1WD UNIT 19
		$149,000
	KENTON OH 43326	

Orig Tax Year 1998
Parent: 36-532020.0000

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

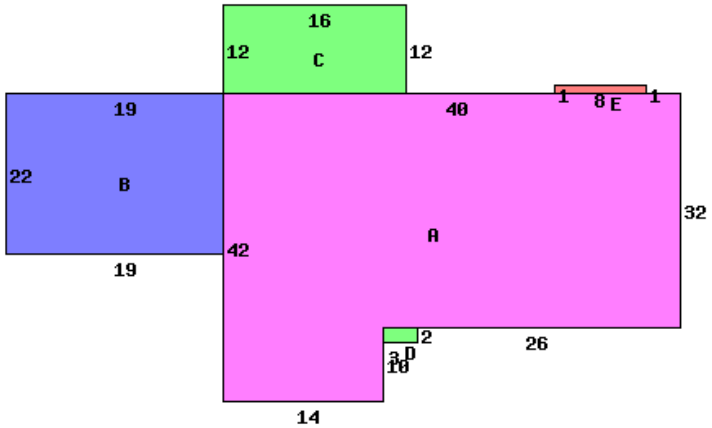
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	550	550	550	550	550
Acres					
Land100%	20000	30000	30000	30000	30000
Bldg100%	124140	150540	150540	150540	150530
Totl100%	144140t	180540t	180540t	180540t	180530t
Cauv100%					
Tax Value:					
Land 35%	7000	10500	10500	10500	10500
Bldg 35%	43450	52690	52690	52690	52690
Totl 35%	50450t	63190t	63190t	63190t	63190t
Hmstd35%	43450	63190	63190	63190	
Owner Oc	42.16	55.92	55.86	55.70	hmstd 10500 l 52690 b
Hmstd RB					
Net Tax	2314.54	2542.24	2692.72	2674.78	
Sp-Asmnt	27.00	33.23	29.03	29.03	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1420		a	*MAIN
	F	G		418	10030	b	GRAGE
	OFP	P		192	5760	c	PORCH
	OMP	P		6	210	d	PORCH
1	F	A		8		e	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
240	1	2020-06-04	DULIN GLORIA TRUSTEE	1WD	149000	15000	107630
174	1	2020-04-24	SAMS SHARON & CONSTANCE S	1AF *	0	15000	107630
684	1	1998-11-20	STOUT LOIS E ETAL	1SD	111849	0	0

Year	Land	Bldg	Total	Net Tax
2021	7000	43450	50450	2365.26
2020	7000	43450	50450	1657.38

p r o j e c t		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			



109 OAK LANE 43326

Occupancy 5 Condo

Story Height
Floor Level
Shingle

			*DWELLING COMPUTATIONS Sq-Ft	Value
Main	FRAME		1428	112900
Subtotal				112900
Roof	GABLE			

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2500
Floor/Carpet	X	Plumbing	2100
Number of Rooms	4	Garages and Carports	10030
Bedrooms	2	Extra Features	7330
		Total Value	134860
Central Heat	A		
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	3700
Extra 3 Fixture	1	Dwl/Gar/NC%	1.0600

	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		1428		B	1998GD	175320	.19		150530

	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: 36-532020.0000-v082020R