PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-780013.0000 RES
T68 2026

sale

2023 GERLING DONALD D
2024 GERLING DONALD D
2025 GERLING DONALD D
2026 GERLING DONALD D GREEN MEADOWS 13
112 CLOVER LANE DR
$0
KENTON OH 43326

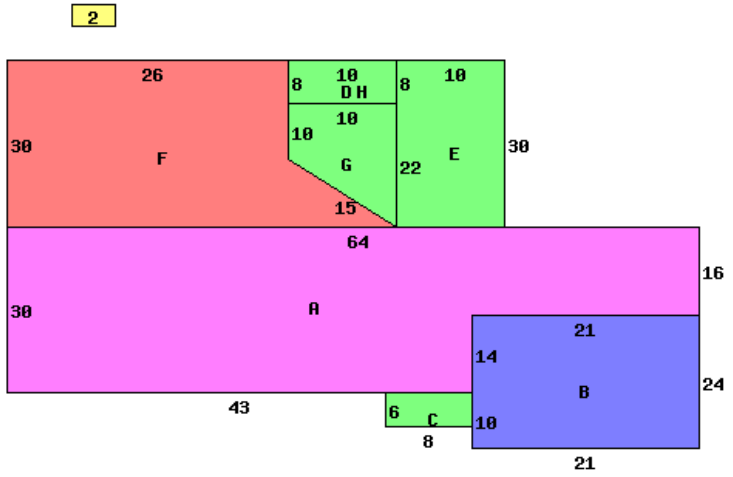
Eff Rate: – 44.66 — 47.03 — 46.74 — 46.74 — a/r

	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	15400	15400	15400	15400		15400	17740	17730
Bldg100%	132290	132290	132290	132290		132290	185460	185450
Totl100%	147690t	147690t	147690t	147690t		147690t	203200t	203180t
Cauv100%								
Tax Value:								
Land 35%	5390	5390	5390	5390		5390	6210	6210
Bldg 35%	46300	46300	46300	46300		46300	64910	64910
Totl 35%	51690t	51690t	51690t	51690t		51690t	71120t	71110t
Hmstd35%								
Owner Oc	45.74	45.70	45.56	45.56	45.56			
Hmstd RB								
Net Tax	2079.56	2202.68	2188.00	2188.00	2188.00			
Sp-Asmnt	35.50	31.50	34.50	34.50				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1626		a	*MAIN
	F2	G		504	12100	b	GRAGE
	OFP	P		48	1440	c	PORCH
	RFX	P		80	800	d	PORCH
	PAT	P		300	900	e	PORCH
1	F/C	A		840		f	ADDTN
	OFP	P		160	4800	g	PORCH
	PAT	P		80	240	h	PORCH

Year	Land	Bldg	Total	Net Tax
2022	4730	39930	44660	2042.90
2021	4730	39930	44660	2050.50

project			ben acres	/ %	factor
131	BLANCHARD RIVER MAINT	XA/2025			
235	KELLOGG #983 - BLANCHARD	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			



112 CLOVER LANE DR 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2466	161450
	Subtotal			161450
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Fireplaces	2000
Floor/Pine	X	Air Conditioning	4370
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	L	Garages and Carports	12100
Number of Rooms	7	Extra Features	8180
Bedrooms	3	Total Value	190200
Fireplace		PUB PAVED ST/RD	
Openings	1		
Stacks	1	Neighborhood:	
Central Heat	A	Code:	3660
ELEC/F-A		Dwl/Gar/NC%	1.5000
Central A/C	A		
Plumbing			
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		2466		C	1970GD	190200	.35		185450
2	Shed	*PP 0	12X12	192			1988AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	64.5000	90.00	138	95	207	197	17730	17730

Call Back: Sign: PSN Date: 2015-02-23 Lister:

36-780013.0000-v082020R