PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-840003.0000 AGR
T63 2026

sale

2023 OSBORN MICHAEL N & RH	2011-09-09		
2024 OSBORN MICHAEL N & RH	2011-09-09		
2025 OSBORN MICHAEL N & RH	2011-09-09		
2026 OSBORN MICHAEL N & RHON	2011-09-09	PT S2 SE4 KENTON LANDS	
E PATTISON AVE	2SD	4.326A	
	$37,500		

2027 DULIN JOHN A ETAL	2025-08-28		
E PATTISON AVE	4SD		

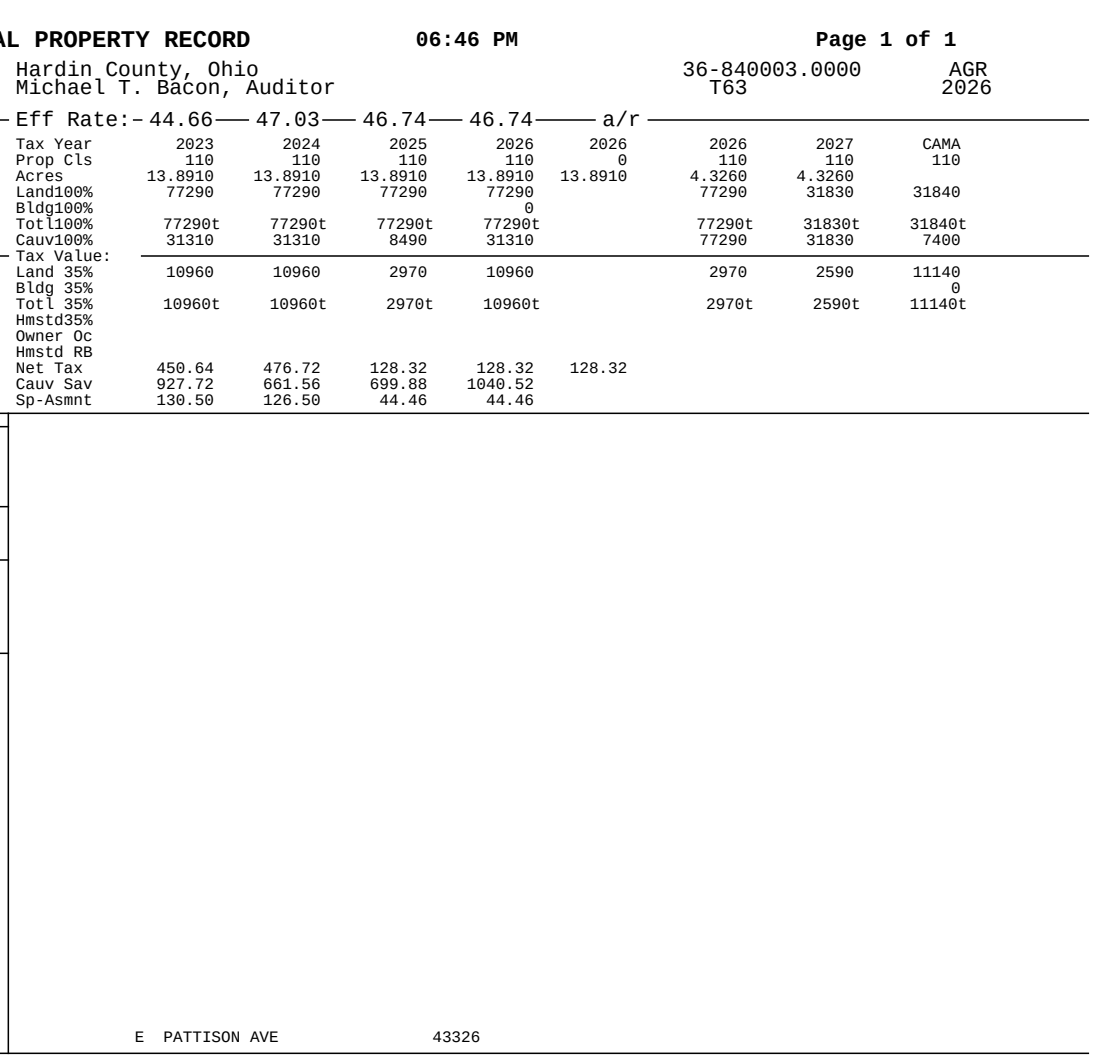
Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	110	110	110	110	0	110	110	110
Acres	13.8910	13.8910	13.8910	13.8910	13.8910	4.3260	4.3260	
Land100%	77290	77290	77290	77290		77290	31830	31840
Bldg100%				0				
Totl100%	77290t	77290t	77290t	77290t		77290t	31830t	31840t
Cauv100%	31310	31310	8490	31310		77290	31830	7400
Tax Value:								
Land 35%	10960	10960	2970	10960		2970	2590	11140
Bldg 35%								0
Totl 35%	10960t	10960t	2970t	10960t		2970t	2590t	11140t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	450.64	476.72	128.32	128.32	128.32			
Cauv Sav	927.72	661.56	699.88	1040.52				
Sp-Asmnt	130.50	126.50	44.46	44.46				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
379	4	2025-08-28	DULIN JOHN A ETAL	4SD	231000	77290	0
378	2	2011-09-09	OSBORN MICHAEL N & RHONDA	2SD	37500	47030	0
140	2	2008-04-11	LAUBIS NANCY L	2AF *	0	58600	192370
125	1	2000-04-07	LAUBIS ROBERT E & NANCY	2SD *	0	45860	156690

Year	Land	Bldg	Total	Net Tax
2022	4900	0	4900	228.90
2021	4900	0	4900	229.74

project			ben acres	/ %	factor
131	BLANCHARD RIVER MAINT	XA/2025			
235	KELLOGG #983 - BLANCHARD	XA/2025			
921	BLANCHARD RIVER MAINT	XA/2023			
306	BLOOM #1043 - BLANCHARD	XA/2025			
349	OSBORN-BLANCHARD RIVER	XA/2025			



PUB PAVED ST/RD

Neighborhood:
Code: 3660
Dwl/Gar/NC% 1.5000

Tab #		S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	.2512	8740	2200	2550	640
C 2	BOB	BLOUNT SILT LOAM, 2	2.9460	8370	24660	2230	6570
W 2	BOB	BLOUNT SILT LOAM, 2	.4227	4540	1920	230	100
W 39	PM	PEWAMO SILTY CLAY L	.3931	7790	3060	230	90
970	DROW	DITCH RIGHT OF WAY	.3130				
			4.326		31840	(100%)	7400
					11140	(35%)	2590

CAUV # 4276

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

36-840003.0000-v082020R