

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-840092.0000  
T63.01

AGR  
2025

sale

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

2022 OSBORN MICHAEL N & RH	2010-05-11
2023 OSBORN MICHAEL N & RH	2010-05-11
2024 OSBORN MICHAEL N & RH	2010-05-11
2025 OSBORN MICHAEL N & RHON E PATTISON AVE	2010-05-11 PT SE SE4 S28 KENTON 1WD LANDS 6.077A \$18,900

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	6.0770	6.0770	6.0770	6.0770	
Land100%	32090	35060	35060	35060	35060
Bldg100%				0	
Totl100%	32090t	35060t	35060t	35060t	35060t
Cauv100%	6430	14340	14340	14340	14340

Orig Tax Year	2011
Parent:	36-840003.0000
2026 DULIN JOHN A ETAL E PATTISON AVE	2025-08-28 4SD

Tax Value:					
Land 35%	2250	5020	5020	5020	12270
Bldg 35%					0
Totl 35%	2250t	5020t	5020t	5020t	12270t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	105.10	206.40	218.34	216.92	
Cauv Sav	419.48	298.10	315.38	313.28	
Sp-Asmnt	33.92	53.37	49.37	52.37	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
379	4	2025-08-28	DULIN JOHN A ETAL	4SD	231000	35060	0
203	1	2010-05-11	OSBORN MICHAEL N & RHONDA	1WD	18900	0	0

Year	Land	Bldg	Total	Net Tax
2021	2250	0	2250	105.50
2020	2250	0	2250	91.62

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

E PATTISON AVE

PUB PAVED ST/RD

Neighborhood:  
Code: 3660  
Dwl/Gar/NC% 1.0700

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB BLOUNT SILT LOAM, 2	6.0770	5770	35060	2360	14340
		6.077		35060	(100%)	14340
				12270	( 35%)	5020

CAUV # 4276

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

36-840092.0000-v082020R