

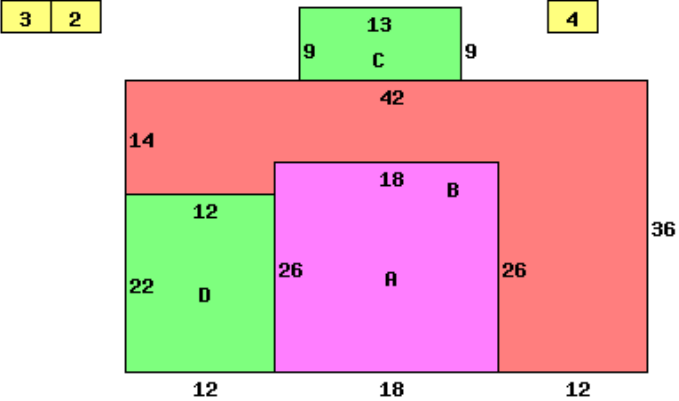
00390

sale

2021	MCKEAN BEVERLY	2017-05-04	
2022	MCKEAN BEVERLY	2017-05-04	
2023	MCKEAN BEVERLY	2017-05-04	
2024	MCKEAN BEVERLY	2017-05-04	YELVERTON 10012 .50A
19616	CR 115	1CT	
KENTON OH 43326		\$0	

Eff Rate:-	44.85	43.71	40.66	41.04	a/r
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	511	511	511	511	511
Acres	.5000	.5000	.5000	.5000	
Land100%	8940	8940	10660	10660	10650
Bldg100%	41460	41460	41740	41740	41740
Totl100%	50400t	50400t	52400t	52400t	52390t
Cauv100%					
Tax Value:					
Land 35%	3130	3130	3730	3730	3730
Bldg 35%	14510	14510	14610	14610	14610
Totl 35%	17640t	17640t	18340t	18340t	18340t
Hmstd35%	17480	17480	18120	18120	
Owner Oc	17.08	16.90	16.46	16.44	hmstd 3730 l 14390 b
Hmstd RB					
Net Tax	705.08	685.88	662.68	669.58	
Sp-Asmnt	23.00	21.00	22.03	22.03	

SHB+ 1 BA 1	CONS F F/C OFF	TYPE M A P	FACT	SQ-FT 468 780 117 264	VALUE 7920	a b c d	*MAIN ADDTN PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
195	1	2017-05-04	MCKEAN BEVERLY	1CT *	0	7460	34770
730	1	2005-10-31	MCKEAN RICK V	1WD	76000	5690	34600
596	1	1999-10-04	KEMBLE HEATHER	1WD	66800	3910	30890
921	1	1995-09-26	WHITAKER JAMES E	1WD	22000	3910	24510
Year	Land	Bldg	Total	Net Tax			
2020	3130	14510	17640	658.04			
2019	2980	11840	14820	539.92			
p r o j e c t				ben acres	/	%	factor
280	YELVERTON - LITTLE MIAMI RIV		XA/2024				
500	HARDIN COUNTY LANDFILL		XA/2024				
548	SOUTHFORK MAINT - LOGAN CO		XA/2021				



19616 CR 115 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
	Sq-Ft	Value
Story Height 1		
Floor Level		
Main	FRAME	1248 106850
Qtr Story	FRAME	468 2060
Basement		468 8960
Subtotal		117870
Shingle	Roof	GABLE
Plaster/Drywall	D	468 sq ft Attic Finish 8070
Panelled Wall	X	X Air Conditioning 3120
Floor/Pine	X	X Extra Features 11430
Floor/Carpet	X	Total Value 140490
Floor/Concrete	X	
Floor/Tile-Lino	T	PUB ELECTRIC
Number of Rooms	1 7	PRIV WATER
Bedrooms	2 1	PRIV SEWER
		PUB PAVED ST/RD
Central Heat	A	
FORCED AIR		Neighborhood:
Central A/C	A	Code: 3910
Plumbing		Dwl/Gar/NC% .7500
Standard	1	

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 BAF	FtxFt	1716	Rate	D+	Cond	Value	Dpr	Dpr	Value
2 Garage	*SV CB 0	24X24	576			OLD/AV	119420	.55		40300
3 Lean-To		12X24	288		D	1950AV	800			800
4 Shed	*PP	6X10	60			1980AV	1840	.65		640
						OLD/	0			0
homesite	acres/ frontage	effective frontage	depth	factor	actual rate	effective rate	extended value	true value		
	.50000				15000	15000	10650	10650		