

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-140018.0000
Z09

RES
2025

sale

Eff Rate:- 49.61 — 39.31 — 39.59 — 39.44 — a/r

2022 PEES KENNETH D & SHER	1992-06-04	
2023 PEES KENNETH D & SHER	1992-06-04	
2024 PEES KENNETH D & SHER	1992-06-04	
2025 PEES KENNETH D & SHERRY	1992-06-04 PT SW 1/4 14 1.361A	
10357 SR 81	3WD	
DOLA OH 45835	\$34,545	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.3600	1.3600	1.3600	1.3600	
Land100%	13690	16800	16800	16800	16800
Bldg100%	15000t	180890	180890	180890	180880
Totl100%	163690t	197690t	197690t	197690t	197680t
Cauvl00%					

2027 PEES KENNETH D	2026-01-08	
10357 SR 81	7AF	
DOLA OH 45835		

Tax Value:					
Land 35%	4790	5880	5880	5880	5880
Bldg 35%	52500	63310	63310	63310	63310
Totl 35%	57290t	69190t	69190t	69190t	69190t
Hmstd35%	56330	67680	67680	67210	
Owner Oc	66.26	63.26	63.04	62.34	hmstd 5250 1 61960 b
Hmstd RB	382.62	317.62	342.36	353.24	
Net Tax	2123.86	2080.34	2076.58	2056.70	
Sp-Asmnt	21.00	25.94	21.94	23.91	

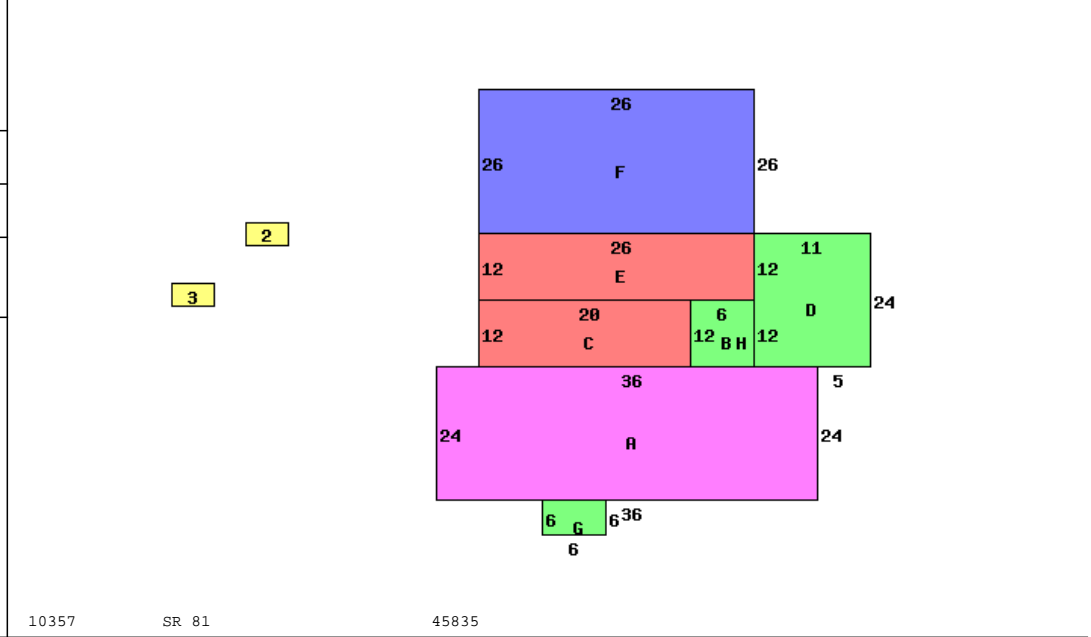
SHB+ 2 B	CONS F	TYPE M	FACT	SQ-FT 864	VALUE 720	a *MAIN
	RFX	P		72		b PORCH
1	F/C	A		240		c ADDTN
	DK	P		264	3960	d PORCH
1	F/C	A		312		e ADDTN
	F2	G		676	16220	f GRAGE
	DK	P		36	540	g PORCH
	PAT	P		72	220	h PORCH

Sale# 12	#p 7	sale date 2026-01-08	To PEES KENNETH D	Type/Invalid? 7AF *	Sale\$ 0	co:land 16800	co:bldg 180890
507	3	1992-06-04		3WD *	34545	0	67310

Year 2021	Land 4790	Bldg 52500	Total 57290	Net Tax 2134.82
2020	4790	52500	57290	2143.40

project ben acres / % factor

592 EAGLE CREEK MAINT HANCOCK CO	XA/2018
125 HYDRAULIC - BLANCHARD	XA/2025
500 HARDIN COUNTY LANDFILL	XA/2025
921 BLANCHARD RIVER MAINT	XA/2023



10357 SR 81 45835

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME 1416 111950
Full Upper	FRAME 864 58990
Basement	648 12290
Subtotal	183230
Shingle	Roof GAMBREL
Plaster/Drywall	D D
Unfinished Wall	X
Floor/Pine	X X
Number of Rooms	1 3 2
Bedrooms	1 2
Fireplace	PUB ELECTRIC
Openings	1 PRIV WATER
Stacks	1 PRIV SEWER
Central Heat	A PUB PAVED ST/RD
ELECTRIC	
Plumbing	Neighborhood:
Standard	1 4300
Extra 3 Fixture	1 Dwl/Gar/NC% 1.2100

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 F	2280		C	1974GD	208990	.30		177020
2 Shop-Stud	OFP	20X24	480	C	1978AV	7200	.65		2520
3 P		8X20	160	D	1974AV	3840	.65		1340
homesite	1.0000	effective	depth	actual	effective	extended	true		
small acreage	.3600	frontage	depth	rate	rate	value	value		
				15000	15000	15000	15000		
				5000	5000	1800	1800		

Fireplaces	2000
Plumbing	2100
Garages and Carports	16220
Extra Features	5440
Total Value	208990
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	4300
Dwl/Gar/NC%	1.2100