

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010002.0000
X07

RES
2025

sale

2022	KELLY NICKOLAS C &	2017-08-10	
2023	KELLY NICKOLAS C &	2017-08-10	
2024	HALEY AMARIS JANELLE	2023-05-31	
2025	HALEY AMARIS JANELLE	2023-05-31	ORIG MID PT 1
	327 N MARKET ST		LWD
	KENTON OH 43326	\$140,000	

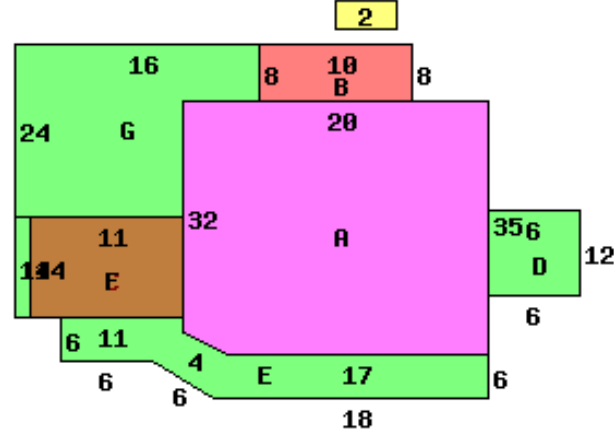
Eff Rate:-	50.59	44.66	47.03	46.74	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	3400	4910	4910	4910	4900
Land100%	102110	108600	108600	108600	108600
Bldg100%	105510t	113510t	113510t	113510t	113500t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	1190	1720	1720	1720	1720
Bldg 35%	35740	38010	38010	38010	38010
Totl 35%	36930t	39730t	39730t	39730t	39730t
Hmstd35%					
Owner Oc					
Hmstd RB	1725.12	1633.56	1728.14	1716.76	
Net Tax					
Sp-Asmnt	21.89	21.89	34.26	34.26	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F	M		696		a	*MAIN
1	F/C	A		80		b	ADDTN
	EFP	P		154	6160	c	PORCH
	DK	P		72	1080	d	PORCH
	OFF	P		173	5190	e	PORCH
F	F/C	A		140		f	ADDTN
	DK	P		304	4560	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
206	1	2023-05-31	HALEY AMARIS JANELLE	LWD	140000	3400	102110
386	1	2017-08-10	KELLY NICKOLAS C &	ISD	93500	3910	68000
52714	1	2014-05-27	PITTS TYLER E &	ISD	79000	3910	73660
501	1	2007-12-19	STYER MATTHEW D & GAYLA	LWD *	0	3860	68910
78	1	2002-02-19	STYER MATTHEW D	LWD	36000	3510	49110
696	1	1999-11-17	CHASE MANHATTAN MORTGAGE	LDD	34300	3510	49110
537	1	1997-09-09	ROWE DONALD & TARA	LWD	37000	3690	35830
538	1	1997-09-09	GORDON BRIAN L & MICHELL	ISD	47000	3690	35830
309	1	1989-04-21		LWD	14000	0	21310
140	1	1989-02-27		LUN *	0	0	21310

Year	Land	Bldg	Total	Net Tax
2021	1190	35740	36930	1731.42
2020				1503.88

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025



Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	2			Sq-Ft	Value
Floor Level		Main	FRAME	776	94820
		Full Upper	FRAME	836	59340
		Basement		686	12990
		Subtotal			167150
Shingle		Roof	GABLE		
		B 1 2 U A			
Plaster/Drywall		P P		Air Conditioning	2910
Panelled Wall		X		Plumbing	2100
Unfinished Wall		X		Extra Features	16990
Floor/Carpet		X X		Total Value	189150
Floor/Tile-Lino		X X			
Number of Rooms	2 4 4			PUB ALLEY	
Bedrooms	1 3				
Central Heat		A		Neighborhood:	
FORCED AIR				Code:	3670
Central A/C		A		Dwl/Gar/NC%	1.0900
Plumbing					
Standard	1				
Extra 3 Fixture	1				

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F		1612		C	OLD/AV		189150	.55		92780
2 Garage		24X42	1008		C	2010AV		24190	.40		15820

front lot	acres/ frontage	effective frontage	depth	actual depth	effective rate	extended value	true value
	55.00	83	74	120	89	4900	4900

Call Back:

Sign: PSN Date: 2014-11-19 Lister:

36-010002.0000-v082020R