PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010006.0000 RES
X80 2026

sale

2023 PERSON WILLIAM F JR &	2012-02-02	
2024 PERSON WILLIAM F JR &	2012-02-02	
2025 PERSON WILLIAM F JR &	2012-02-02	
2026 PERSON WILLIAM F JR & S	2012-02-02	ORIG N PT 23
225 & & 225 1/2 N MARKET S T	1WD	
	$45,000	
KENTON OH 43326		

2027 MENDEZ ANITA MARIE	2025-08-06	
225 & & 225 1/2 N MARKET S T	1CT	
KENTON OH 43326		

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

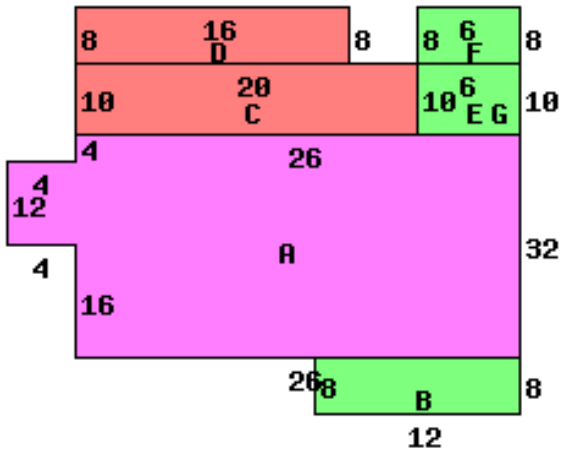
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	520	520	520	520	0	520	520	520
Acres								
Land100%	4170	4170	4170	4170		4170	4800	4790
Bldg100%	113970	113970	113970	113970		113970	156830	156830
Totl100%	118140t	118140t	118140t	118140t		118140t	161630t	161620t
Cauv100%								
Tax Value:								
Land 35%	1460	1460	1460	1460		1460	1680	1680
Bldg 35%	39890	39890	39890	39890		39890	54890	54890
Totl 35%	41350t	41350t	41350t	41350t		41350t	56570t	56570t
Hmstd35%								
Owner Oc	36.60	36.56	36.46	36.46	36.46			
Hmstd RB	368.96	417.58	429.66	429.66	429.66			
Net Tax	1294.60	1344.48	1320.64	1320.64	1320.64			
Sp-Asmnt	39.57	52.68	52.68	52.68				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 BA	F	M		880		a	*MAIN
	OFP	P		96	2880	b	PORCH
1 B	F	A		200		c	ADDTN
1	F/C	A		128		d	ADDTN
	CAN	P		60	480	e	PORCH
	DK	P		48	720	f	PORCH
	DK	P		60	900	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
349	1	2025-08-06	MENDEZ ANITA MARIE	1CT *	0	4170	113970
44	1	2012-02-02	PERSON WILLIAM F JR & SUE	1WD	45000	3340	63030
262	1	2006-05-03	CIRCLE R CORPORATION	1WD	43500	3630	61430
45	1	2006-01-25	CENTEX HOME EQUITY COMPA	1	31733	3630	61430
595	1	1998-10-13	HOLBROOK DARRELL & GLORI	1WD	53825	3490	36690
1133	1	1995-11-20	REEL DANIEL P	1WD	35000	3510	33800

Year	Land	Bldg	Total	Net Tax
2022	1020	29410	30430	991.74
2021	1020	29410	30430	995.42

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



225 & 225 1/2 N MARKET ST 43326

Occupancy 2 Duplex

Story Height 2

Floor Level			Sq-Ft	Value
	Main	FRAME	1208	103430
	Full Upper	FRAME	880	60090
	Qtr Story	FRAME	880	3620
	Basement		1080	20130
	Subtotal			187270

Shingle — Roof GABLE

*DWELLING COMPUTATIONS

	B	1	2	U	A			
Plaster/Drywall		P	P			1 /	Extra Living Units	3500
Unfinished Wall	X			X			Fireplaces	2000
Floor/Pine			X				Air Conditioning	3760
Floor/Carpet		X					Plumbing	3500
Floor/Tile-Lino		L					Extra Features	4980
Number of Rooms		2	5	3	1		Total Value	205010
Bedrooms		1	1					
							PUB ALLEY	
Fireplace								
Openings		1					Neighborhood:	
Stacks		1					Code:	3670
Central Heat		A					Dwl/Gar/NC%	1.5000
ELECTRIC								
Central A/C		A						
Plumbing								
Standard		2						

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 BAF		2088		C	OLD/GD	205010	.40	.15	156830

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		47.00	83	74	138	102	4790	4790

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