

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010014.0000
M19

RES
2025

sale

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

2022 RIGDON RENTAL PROPRT	2014-01-17
2023 RIGDON RENTAL PROPRT	2014-01-17
2024 RIGDON RENTAL PROPRT	2014-01-17
2025 RIGDON RENTAL PROPRTIE	2014-01-17 ORIG PT 65
304 W COLUMBUS ST	10Q
KENTON OH 43326	\$0

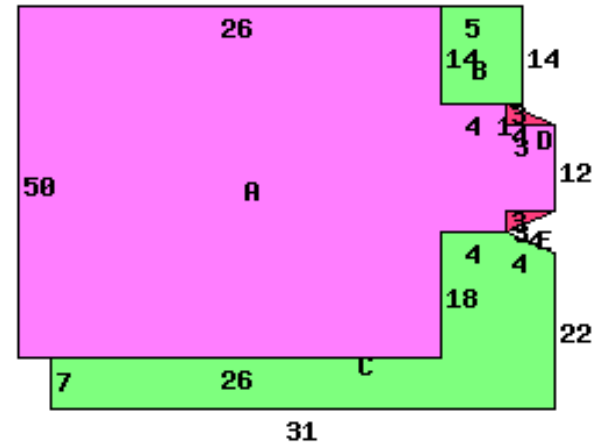
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	2860	4060	4060	4060	4060	4070
Bldg100%	2200	2970	2970	2970	2970	2960
Totl100%	5060t	7030t	7030t	7030t	7030t	7030t
Cauvl00%						
Tax Value:						
Land 35%	1000	1420	1420	1420	1420	1420
Bldg 35%	770	1040	1040	1040	1040	1040
Totl 35%	1770t	2460t	2460t	2460t	2460t	2460t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	82.70	101.16	107.00	106.30	106.30	
Sp-Asmnt	20.30	20.30	24.70	24.70		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 BA	F	M		1417		a	*MAIN
	OFF	P		70	2100	b	PORCH
	OFF	P		339	10170	c	PORCH
F	F	A		9		d	ADDTN
F	F	A		9		e	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
24	10	2014-01-17	RIGDON RENTAL PROPERTIES	100 *	0	3290	18170
735	8	2000-12-20	RIGDON JOHN DA	8QC *	44200	4860	19030
266	0	1988-04-14			0	0	22230

Year	Land	Bldg	Total	Net Tax
2021	1000	770	1770	82.98
2020	1000	770	1770	72.08

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025



304 W COLUMBUS ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 2	Sq-Ft	Value
Floor Level		
Main	FRAME	1417 112030
Full Upper	FRAME	1435 68130
Qtr Story	FRAME	1426 5290
Basement		1426 26400
Subtotal		211850
Slate	Roof	GABLE
Plaster/Drywall	X X	Heating -3400
Unfinished Wall	X	Plumbing -3800
Floor/Hardwood	X X	Extra Features 12270
Number of Rooms	2 6 4 1	Total Value 216920
Bedrooms	2 4 1	
		PUB ALLEY
		Neighborhood:
		Code: 3670
		Dwl/Gar/NC% 1.0900

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 BAF	FtxFt	Area	Grade	Cond	Dpr	Dpr	Value
			2852	C	1900PR	.75	.95	2960
front lot	acres/	effective	depth	depth	actual	effective	extended	true
	frontage	frontage	factor	rate	rate	rate	value	value
	42.2000	42.00	100	81	120	97	4070	4070