PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010048.0000 COM
X31 2026

sale

2023 R & A CORPORATION	2004-11-08	
2024 A J CHAHAL LLC	2023-01-31	
2025 A J CHAHAL LLC	2023-01-31	
2026 A J CHAHAL LLC	2023-01-31	ORIG S PT 15 ALL 16
303 N DETROIT ST	1WD	
	$72,000	
KENTON OH 43326		

Eff Rate:– 53.98 — 56.47 — 56.17 — 56.17 — a/r

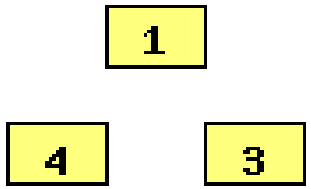
Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	452	452	452	452	452	452	452
Acres							
Land100%	39490	39490	39490	39490	39490	47370	47380
Bldg100%	39800	39800	39800	39800	39800	47770	47770
Totl100%	79290t	79290t	79290t	79290t	79290t	95140t	95150t
Cauv100%							
Tax Value:							
Land 35%	13820	13820	13820	13820	13820	16580	16580
Bldg 35%	13930	13930	13930	13930	13930	16720	16720
Totl 35%	27750t	27750t	27750t	27750t	27750t	33300t	33300t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	1497.84	1566.98	1558.80	1558.80			
Sp-Asmnt	124.96	132.93	132.93	132.93			

360100490000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
37	1	2023-01-31	A J CHAHAL LLC	1WD	72000	35540	36460
731	1	2004-11-08	R & A CORPORATION	1WD	300000	28200	29200
152	1	1989-03-02		1WD	39200	84510	0

Year	Land	Bldg	Total	Net Tax
2022	12440	12760	25200	1447.78
2021	12440	12760	25200	1458.02

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



303 N DETROIT ST 43326

Neighborhood:	
Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
res-ag:lnd%	1.2000
ag-t:c/p/w%	1.2000
ag-t:other%	1.2000
ag:outbldg%	1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	MINI MRT			1418	88.99	C	1959AV	105160	.65		44170
2	Paving			10000	1.80	C	1959GD	15000	.80		3600
3	CANOPY	*NV	28X36	1008			1959AV	0			0
4	CANOPY	*NV	25X25	625			1959AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		120.00	132	94	350	329	39480	47380

Call Back: Sign: PSN Date: 2014-11-19 Lister: 36-010048.0000-v082020R