

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010087.0000
X46

COM
2025

sale

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

2022 MOORE SHAWN A & SHAWN	2018-08-17	
2023 MOORE SHAWN A & SHAWN	2018-08-17	
2024 MOORE SHAWN A & SHAWN	2018-08-17	
2025 MOORE SHAWN A & SHAWN P	2018-08-17	ORIG N PT 17
314 N DETROIT ST		LWD
		\$82,800
KENTON OH 43326		

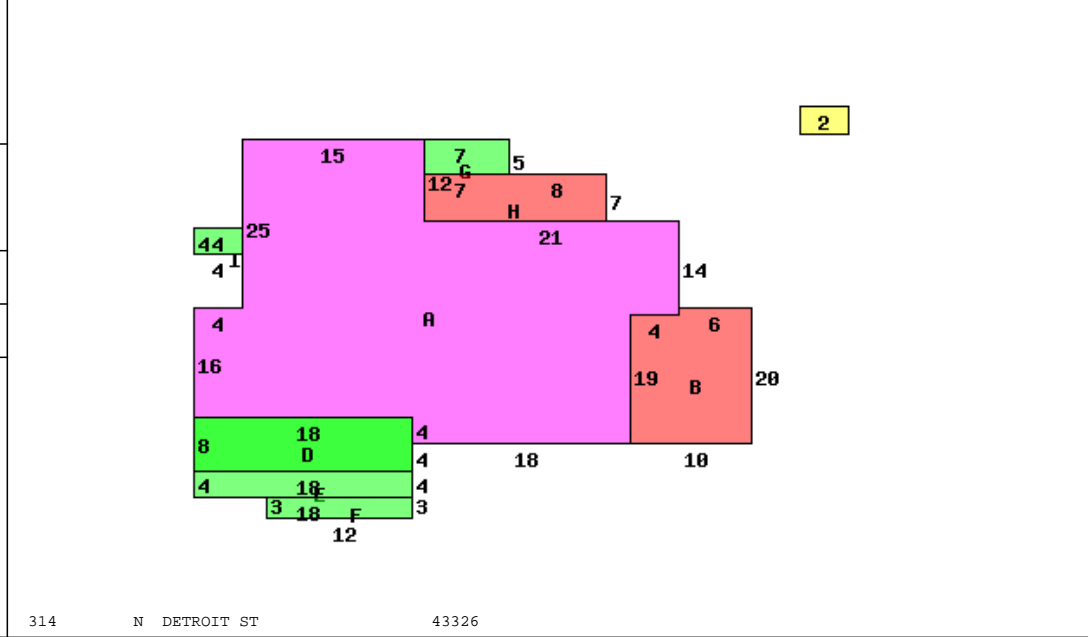
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	442	442	442	442	442
Acres					
Land100%	12140	13860	13860	13860	13860
Bldg100%	70140	94800	94800	94800	94810
Totl100%	82290t	108660t	108660t	108660t	108670t
Cauv100%					
Tax Value:					
Land 35%	4250	4850	4850	4850	4850
Bldg 35%	24550	33180	33180	33180	33180
Totl 35%	28800t	38030t	38030t	38030t	38030t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1654.60	2052.72	2147.48	2136.26	
Sp-Asmnt	243.72	243.72	255.49	255.49	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		1300			ADDTN
1	F/C	A		196			ADDTN
	OFFP	P		144	4320		PORCH
	OFFP	P		144	4320		PORCH
	OFFP	P		72	2160		PORCH
	OFFP	P		36	1080		PORCH
2 B	OFFP	P		35	1050		PORCH
	F	A		105			ADDTN
	STP	P		16	60		PORCH

RINEHART CHIROPRACTOR	55% 1ST FLOOR, \$275 RENT				
Sale#	#p	sale date	To	Type/Invalid?	Sale\$
403	1	2018-08-17	MOORE SHAWN A & SHAWN P	LWD	82800
440	1	2004-09-21	YEATER JANICE M	1AF *	0
838	1	1990-10-15		LUN *	0
646	1	1990-08-10		LUN *	45000
168	0	1988-03-09			0
					0

Year	Land	Bldg	Total	Net Tax
2021	4250	24550	28800	1666.30
2020	4250	24550	28800	1489.60

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



314 N DETROIT ST 43326

Occupancy 3 Tri-plex		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level	Main	FRAME	1601 122830
	Full Upper	FRAME	1405 66710
	Basement		975 18180
	Subtotal		207720
Shingle	Roof	HIP	
	B 1 2 U A		
Plaster/Drywall	X X	2 /	Extra Living Units 7000
Panelled Wall	X		Air Conditioning 5310
Unfinished Wall	X		Plumbing 2800
Floor/Pine	X		Extra Features 12990
Floor/Carpet	X		Total Value 235820
Floor/Concrete	X		
Floor/Tile-Lino	X		PUB ALLEY
Number of Rooms	7 5		
Bedrooms	1		Neighborhood:
			Code: 3720
Central Heat	A		Dwl/Gar/NC% .9600
FORCED AIR			
Central A/C	A		
Plumbing			
Standard	1		
Extra 2 Fixture	2		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F			B-	OLD/VG	.65		91120
2 Garage		16X24	384	C	1987GD	.60		3690
front lot		acres/ frontage	effective frontage	depth	actual factor	effective rate	extended value	true value
		82.00	132	94	180	169	13860	13860

Call Back:	Sign: PSN Date: 2014-11-19	Lister:	36-010087.0000-v082020R
------------	----------------------------	---------	-------------------------