PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010089.0000 RES
X44 2025

sale

2022	MILLER RODNEY & SHELL	1994-04-25
2023	MILLER RODNEY & SHELL	1994-04-25
2024	MILLER RODNEY & SHELL	1994-04-25
2025	MILLER RODNEY & SHELLY	1994-04-25 ORIG S PT 6 N PT 7 6-7
	328 N DETROIT ST	1WD
		$57,000
	KENTON OH 43326	

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

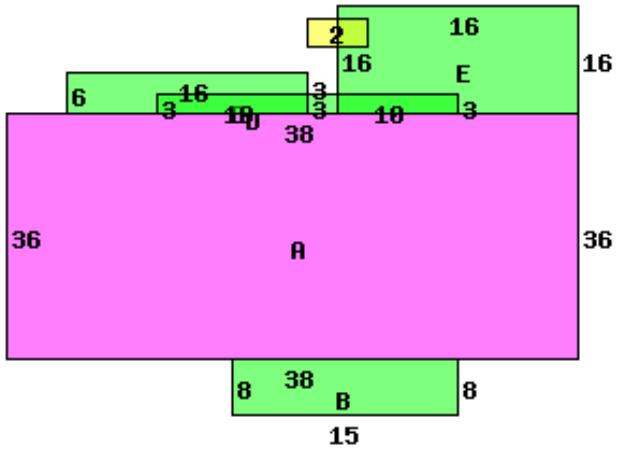
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	8140	9310	9310	9310	9300
Bldg100%	72770	134770	134770	134770	134760
Totl100%	80910t	144090t	144090t	144090t	144060t
Cauv100%					
Tax Value:					
Land 35%	2850	3260	3260	3260	3260
Bldg 35%	25470	47170	47170	47170	47170
Totl 35%	28320t	50430t	50430t	50430t	50420t
Hmstd35%					
Owner Oc	27.48	44.62	44.58	44.46	
Hmstd RB					
Net Tax	1295.44	2028.88	2148.98	2134.66	
Sp-Asmnt	21.45	21.45	36.59	36.59	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1368		a	*MAIN
	OP	P		120	3600	b	PORCH
	EFP	P		126	5040	c	PORCH
	OH	P		30	1140	d	PORCH
	PAT	P		256	770	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
327	1	1994-04-25	MILLER RODNEY & SHELLY	1WD	57000	0	46600
128	0	1987-02-27		*	15000	0	43710

Year	Land	Bldg	Total	Net Tax
2021	2850	25470	28320	1300.28
2020	2850	25470	28320	1125.58

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



328 N DETROIT ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1368	108810
	Full Upper	FRAME	1368	65360
	Basement		647	12270
	Subtotal			186440
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	P P	Plumbing	2800
Unfinished Wall	X	Extra Features	10550
Floor/Hardwood	X X	Total Value	199790
Floor/Carpet	X X		
Number of Rooms	2 4 5	PUB ALLEY	
Bedrooms	4		
		Neighborhood:	
Central Heat	A	Code:	3720
HOT WATER		Dwl/Gar/NC%	.9600
Plumbing			
Standard	1		
Extra 2 Fixture	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 B F		2736		C+	1920VG	219770	.30	.10	132920
2	Garage		20X20	400		D	OLD/PR	7680	.75		1840

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		55.00	132	94	180	169	9300	9300

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