

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010155.0000
P13

RES
2025

sale

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

2022 419RENT LLC	2021-07-08
2023 419RENT LLC	2021-07-08
2024 419RENT LLC	2021-07-08
2025 419RENT LLC	2021-07-08 ORIG PT 167
314 S WAYNE ST	10
KENTON OH 43326	\$320,000

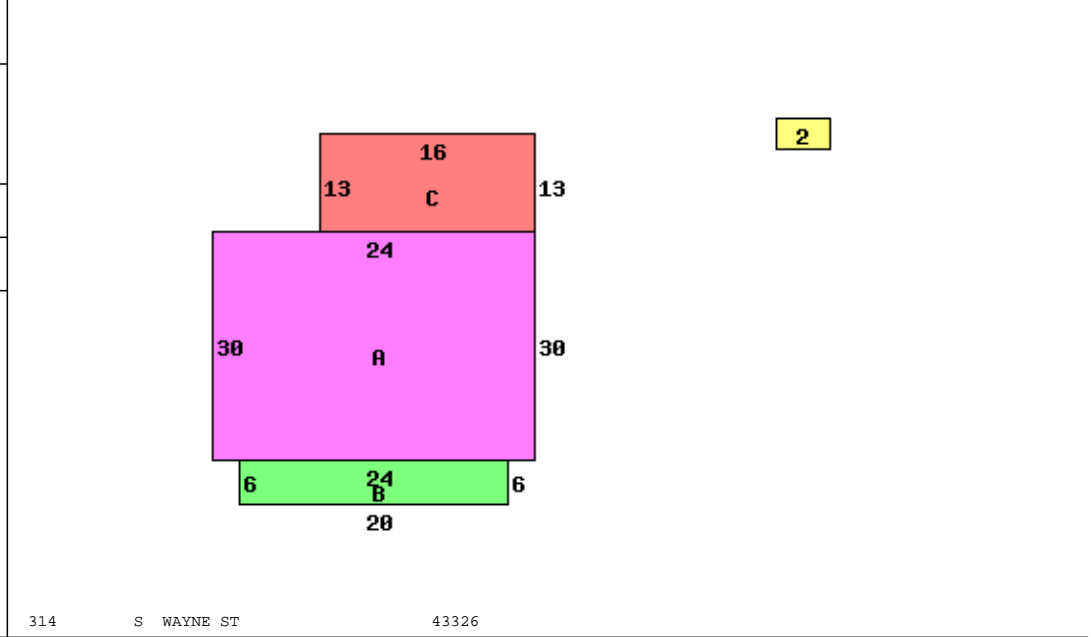
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3660	4170	4170	4170	4160
Bldg100%	36800	51370	51370	51370	51360
Totl100%	40460t	55540t	55540t	55540t	55520t
Cauv100%					
Tax Value:					
Land 35%	1280	1460	1460	1460	1460
Bldg 35%	12880	17980	17980	17980	17980
Totl 35%	14160t	19440t	19440t	19440t	19430t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	661.46	799.30	845.60	840.02	
Sp-Asmnt	20.86	209.96	30.00	30.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		720		b	PORCH
1	OFF	P		120	3600	c	ADDTN
	F/C	A		208			

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
323	10	2021-07-08	419RENT LLC	10 *	320000	3660	36800
353	7	2015-09-10	CMFH LLC	7WD *	0	4830	24000
690	1	2007-12-21	HENSON COREY	1WD	7000	3660	29710
449	1	2007-08-23	BANK OF NEW YORK NATIONA	1SH	40667	3660	29710
376	1	2004-06-30	HOWARD WILLIAM & TRACEY	1SD	44500	3340	27060
502	1	2003-08-29	CRONLEY CARMEN LEE	1WD	35000	3340	27060
389	0	1987-05-19		*	3050	0	19110

Year	Land	Bldg	Total	Net Tax
2021	1280	12880	14160	663.86
2020	1280	12880	14160	576.62

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



Occupancy	1 Single Family	*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	928 101640
	Part Upper	FRAME	720 33390
	Basement		180 3790
	Subtotal		138820
Metal	Roof	GABLE	
	B 1 2 U A		
Panelled Wall	X X	Heating	-890
Unfinished Wall	X	Extra Features	3600
Floor/Carpet	X X	Total Value	141530
Number of Rooms	1 6 2		
Bedrooms	1 2	PUB SIDEWALK	
Central Heat	X	Neighborhood:	
FORCED AIR		Code:	3620
Plumbing		Dwl/Gar/NC%	1.1200
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F	1648		C-	OLD/AV	.55	.20	51360
2 Shed	*PP	10X10	100		2020AV			0
front lot	acres/ frontage	effective frontage	depth	actual factor	effective rate	extended value	true value	
	52.00	66	67	120	80	4160	4160	

Call Back:

Sign: PSN Date: 2015-01-14 Lister:

36-010155.0000-v082020R