PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010179.0000 RES
N59 2026

## sale

| | | |
|---|---|---|
| 2023 VANHOOSE KAREN | 2014-07-01 | |
| 2024 VANHOOSE KAREN | 2014-07-01 | |
| 2025 VANHOOSE KAREN | 2014-07-01 | |
| 2026 VANHOOSE KAREN | 2014-07-01 | ORIG S PT 126 |
| 133 S WAYNE ST | 1WD | |
| | $55,000 | |
| KENTON OH 43326 | | |

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

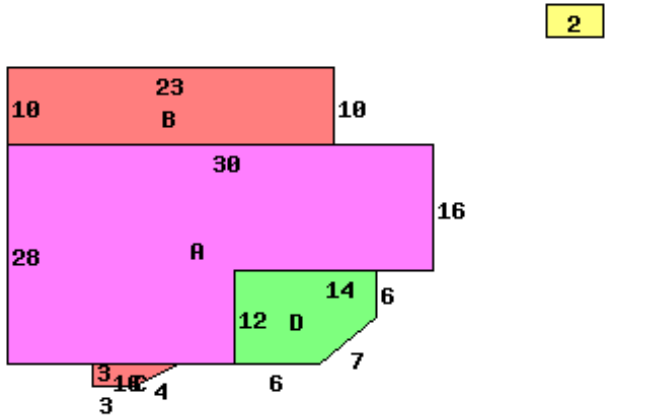
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 3570 | 3570 | 3570 | 3570 | | 3570 | 4090 | 4080 |
| Bldg100% | 76970 | 76970 | 76970 | 76970 | | 76970 | 106510 | 106500 |
| Totl100% | 80540t | 80540t | 80540t | 80540t | | 80540t | 110600t | 110580t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 1250 | 1250 | 1250 | 1250 | | 1250 | 1430 | 1430 |
| Bldg 35% | 26940 | 26940 | 26940 | 26940 | | 26940 | 37280 | 37280 |
| Totl 35% | 28190t | 28190t | 28190t | 28190t | | 28190t | 38710t | 38700t |
| Hmstd35% | | | | | | | | |
| Owner Oc | 24.94 | 24.92 | 24.86 | 24.86 | 24.86 | | | |
| Hmstd RB | 368.96 | 417.58 | 429.66 | 429.66 | 429.66 | | | |
| Net Tax | 765.18 | 783.70 | 763.58 | 763.58 | 763.58 | | | |
| Sp-Asmnt | 21.29 | 31.83 | 31.83 | 31.83 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1HB | F | M | | 672 | | a | *MAIN |
| 1 | F/C | A | | 230 | | b | ADDTN |
| 1 | F/C | A | | 14 | | c | ADDTN |
| | EFP | P | | 108 | 4320 | d | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 283 | 1 | 2014-07-01 | VANHOOSE KAREN | 1WD | 55000 | 4110 | 42230 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 1090 | 22720 | 23810 | 688.92 |
| 2021 | 1090 | 22720 | 23810 | 691.48 |

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




133 S WAYNE ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1H | | | | |
| Floor Level | Main | FRAME | 916 | 100320 |
| | Part Upper | FRAME | 672 | 32160 |
| | Basement | | 168 | 3540 |
| | Subtotal | | | 136020 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | | |
|---|---|---|---|---|
| Plaster/Drywall | | P P | Air Conditioning | 2870 |
| Unfinished Wall | X | | Plumbing | 2100 |
| Floor/Pine | | X X | Extra Features | 4320 |
| Floor/Carpet | | X | Total Value | 145310 |
| Number of Rooms | | 1 5 2 | | |
| Bedrooms | | 1 2 | PUB ALLEY | |
| Central Heat | | A | Neighborhood: | |
| FORCED AIR | | | Code: | 3620 |
| Central A/C | | A | Dwl/Gar/NC% | 1.5500 |
| Plumbing | | | | |
| Standard | 1 | | | |
| Extra 3 Fixture | 1 | | | |

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 1HB F | | 1588 | | C | OLD/AV | 145310 | .55 | | 101350 |
| 2 | Garage | | 18X22 | 396 | | C | OLD/AV | 9500 | .65 | | 5150 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 40.00 | 83 | 74 | 138 | 102 | 4080 | 4080 |

Call Back: Sign: PSN Date: 2014-12-17 Lister:

36-010179.0000-v082020R