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

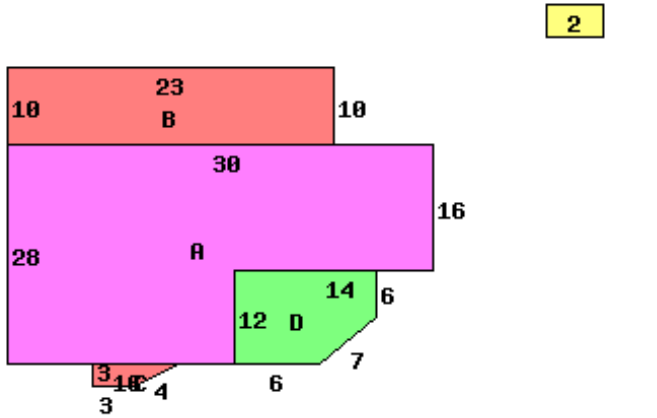
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	3570	3570	3570	3570		3570	4090	4080
Bldg100%	76970	76970	76970	76970		76970	106510	106500
Totl100%	80540t	80540t	80540t	80540t		80540t	110600t	110580t
Cauv100%								
Tax Value:								
Land 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