PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010187.0000 COM
N50 2026

sale

2023 SCREALTY LLC	2013-10-01	
2024 SCREALTY LLC	2013-10-01	
2025 SCREALTY LLC	2013-10-01	
2026 SCREALTY LLC	2013-10-01	ORIG PT PT 88-98
200 E COLUMBUS ST	1WD	
	$330,000	
KENTON OH 43326		

Eff Rate: – 53.98 — 56.47 — 56.17 — 56.17 — a/r

	2023	2024	2025	2026		2026	2027	CAMA
Tax Year								
Prop Cls	441	441	441	441		441	441	441
Acres								
Land100%	21770	21770	21770	21770		21770	26110	26110
Bldg100%	238430	238430	238430	238430		238430	283430	283440
Totl100%	260200t	260200t	260200t	260200t		260200t	309540t	309550t
Cauv100%								
Tax Value:								
Land 35%	7620	7620	7620	7620		7620	9140	9140
Bldg 35%	83450	83450	83450	83450		83450	99200	99200
Totl 35%	91070t	91070t	91070t	91070t		91070t	108340t	108340t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	4915.62	5142.54	5115.66	5115.66				
Sp-Asmnt	251.89	270.60	270.60	270.60				

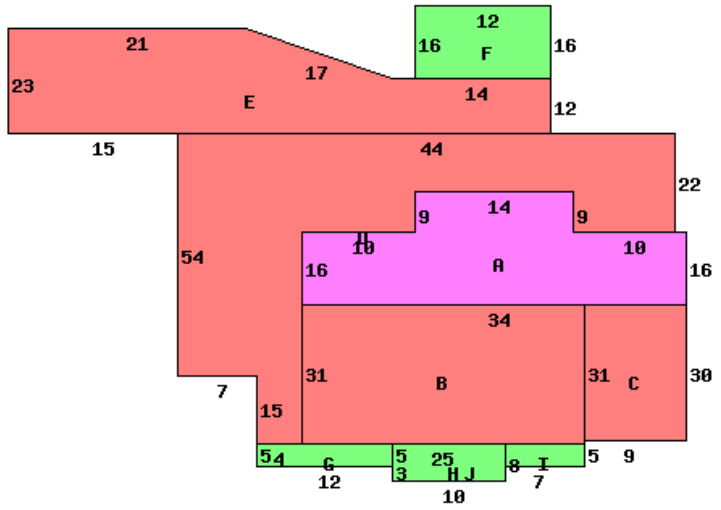
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F	M		670		a	*MAIN
2 B	F	A		775		b	ADDTN
1	F/C	A		270		c	ADDTN
1	F/C	A		1254		d	ADDTN
1	B/C	A		879		e	ADDTN
	CPY	P		192	1540	f	PORCH
	STP	P		60	240	g	PORCH
	STP	P		80	320	h	PORCH
	STP	P		35	140	i	PORCH
	CAN	P		80	640	j	PORCH

#: 186 L/W SEE ALSO # 205
360101860000

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
477	1	2013-10-01	SCREALTY LLC	1WD		330000	16260	138430
216	2	2003-05-01	STOUT JOSEPH THOMAS TRUS	2QC	*	0	16260	106490
788	0	1986-09-26			*	85000	0	99400

Year	Land	Bldg	Total	Net Tax
2022	5980	70720	76700	4406.54
2021	5980	70720	76700	4437.68

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



200 E COLUMBUS ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	3848	223570
	Full Upper	FRAME	1445	68610
	Basement		714	13500
	Subtotal			305680
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X X	Air Conditioning	9260
Unfinished Wall	X	Plumbing	1400
Floor/Carpet	X X	Extra Features	2880
Number of Rooms	1 6 2	Total Value	319220
Bedrooms	2		
		PUB ALLEY	
Central Heat	A		
FORCED AIR		Neighborhood:	
Central A/C	A	Code:	4444
Plumbing		Dwl/Gar/NC%	1.2000
Standard	1	lot/hmsite%	1.2000
Extra 2 Fixture	1	res-ag:lnd%	1.2000
		ag-t:c/p/w%	1.2000
		ag-t:other%	1.2000
		ag:outbldg%	1.2000

	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		5293	103.75	B-	OLD/GD	482660	.35	.10	282360
2	Paving			3000	1.80	C	1984AV	5400	.80		1080

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		43.00	133	94	400	376	16170	19400
rear lot		4.00	102	22	300	66	260	310
front lot		18.00	83	74	400	296	5330	6400

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