

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-010235.0000
P15

RES
2025

sale

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

2022 BORN KEVIN J	2013-08-01	
2023 BORN KEVIN J	2013-08-01	
2024 BORN KEVIN J	2013-08-01	
2025 BORN KEVIN J	2013-08-01	
120 & & 120 1/2 E WALNUT S T	2013-08-01 ORIG N PT L 166	1QC
KENTON OH 43326	\$0	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	520	520	520	520	520
Acres					
Land100%	5340	6060	6060	6060	6070
Bldg100%	51860	79370	79370	79370	79370
Totl100%	57200t	85430t	85430t	85430t	85440t
Cauvl00%					
Tax Value:					
Land 35%	1870	2120	2120	2120	2120
Bldg 35%	18150	27780	27780	27780	27780
Totl 35%	20020t	29900t	29900t	29900t	29900t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	935.20	1229.38	1300.56	1292.00	
Sp-Asmnt	39.24	39.24	51.23	51.23	

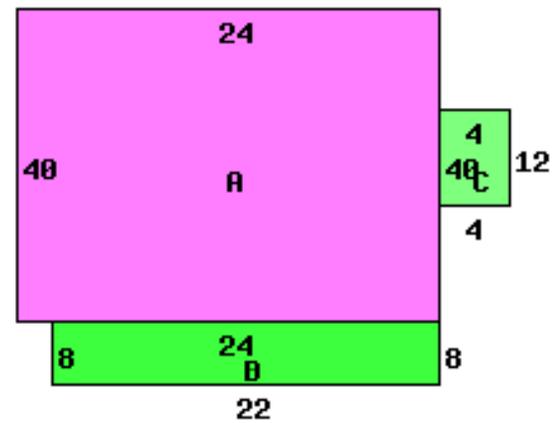
2026 BORN KEVIN J & JOLENE K	2025-09-05	
120 & & 120 1/2 E WALNUT S T	2SD	
KENTON OH 43326		

SHB+ 2 B	CONS F	TYPE M	FACT P	SQ-FT 176	VALUE 5280	a *MAIN
	OFF P			48	1440	b PORCH
	OFF2 P			176	5280	c PORCH
						d PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
402	2	2025-09-05	BORN KEVIN J & JOLENE K	2SD *	0	6060	79370
345	1	2013-08-01	BORN KEVIN J	1QC *	0	7060	45770
102	1	2002-03-04	BORN KEVIN J & BONNIE L	LWD	55000	4830	24970
281	1	2001-06-14	KAYLER ALLEN D & BETTY A	LWD	55000	4830	24970
124	1	1999-03-09	CHAMBERLAIN H EILEEN	LWD	20000	5090	14370
480	1	1992-05-22		LWD	18000	0	15000
1031	1	1989-12-05		LUN *	0	0	15000
961	1	1989-11-13		LUN *	0	0	15000

Year	Land	Bldg	Total	Net Tax
2021	1870	18150	20020	938.60
2020	1870	18150	20020	815.26

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



120 & 120 1/2 E WALNUT ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	Floor Level	Sq-Ft	Value
2	Main	960	100780
	Full Upper	960	60530
	Basement	456	8730
	Subtotal		170040
	Metal Roof		
	B 1 2 U A		
	Plaster/Drywall	X X	1 / Extra Living Units 3500
	Unfinished Wall	X	Heating -2360
	Floor/Pine	X X	Plumbing 2100
	Floor/Carpet	X	Extra Features 12000
	Number of Rooms	1 5 4	Total Value 185280
	Bedrooms	4	
	Plumbing Standard	1	
	Extra 3 Fixture	1	Neighborhood: Code: 3620
			Dwl/Gar/NC% 1.1200

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F		1920		D+	OLD/AV		157490	.55		79370
front lot		effective frontage	66.00	depth 90	depth factor 77	actual rate 120		effective rate 92	extended value 6070		true value 6070

Call Back:

Sign: PSN Date: 2014-01-15 Lister:

36-010235.0000-v082020R