

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-070002.0000
M31

COM
2025

sale

2022	MCCLAREN KENNETH D &	2008-05-08	
2023	MCCLAREN KENNETH D &	2008-05-08	
2024	HOME SAVINGS & LOAN C	2023-07-03	
2025	RIGDON RENTAL PROPRTIE	2024-01-09	ORIG S 1/2 52
	122 & 126 N MARKET ST	1WD	
	KENTON OH 43326	\$18,000	

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

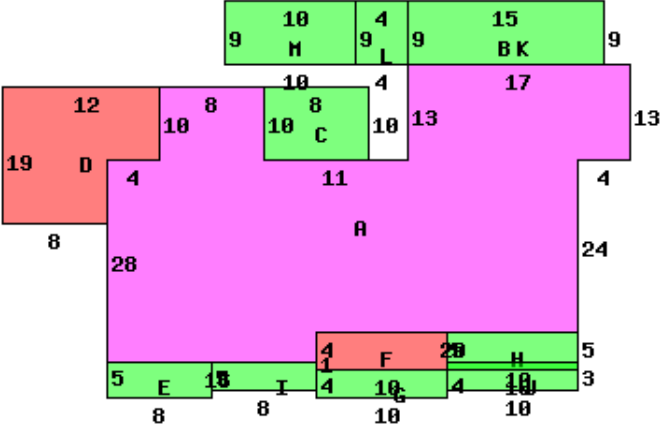
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	401	401	401	401	401
Acres					
Land100%	4310	6090	6090	6090	6090
Bldg100%	60970	82890	82890	82890	82890
Totl100%	65290t	88970t	88970t	88970t	88970t
Cauv100%					
Tax Value:					
Land 35%	1510	2130	2130	2130	2130
Bldg 35%	21340	29010	29010	29010	29010
Totl 35%	22850t	31140t	31140t	31140t	31140t
Hmstd35%					
Owner 0c					
Hmstd RB					
Net Tax	1312.76	1680.82	1758.40	1749.22	
Sp-Asmnt	75.56	75.56	86.86	86.86	

SHB+ 2 B	CONS F	TYPE M	FACT	SQ-FT 1229	VALUE 5400	a	*MAIN
	EEP2	P		135	5400	b	PORCH
	DK	P		80	1200	c	PORCH
1	F/C	A		192		d	ADDTN
	OP	P		40	1200	e	PORCH
1	F/C	A		50		f	ADDTN
	OP	P		40	1200	g	PORCH
	OP	P		50	1500	h	PORCH
	CAN	P		32	260	i	PORCH
	CAN	P		40	320	j	PORCH
	EEP	P		135	5400	k	PORCH
	DK	P		36	1440	l	PORCH
				90	1350	m	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
12	1	2024-01-09	RIGDON RENTAL PROPERTIES	1WD	18000	6090	82890
262	1	2023-07-03	HOME SAVINGS & LOAN CO OF	1SH	20010	4310	60970
209	1	2008-05-08	MCCLAREN KENNETH D	1WD *	32000	10170	48690
208	1	2008-05-08	HOME SAVINGS & LOAN CO	1SH *	21133	10170	48690
382	9	2006-09-19	LEFFLER STEPHANIE A	90C *	0	10170	48690
478	10	2005-12-06	LEFFLER PAUL D	10 *	0	10170	48690
159	8	2001-04-10	LEFFLER PAUL D & MARY MA	8CT *	0	10170	41400
516	1	1998-09-01	LEFFLER PAUL D & HARRY F	1WD	50000	10170	27800

Year	Land	Bldg	Total	Net Tax
2021	1510	21340	22850	1322.06
2020	1510	21340	22850	1181.86

p r o j e c t		ben acres		/	%	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025				
500	HARDIN COUNTY LANDFILL	XA/2025				



122 & 126 N MARKET 43326

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	2			Sq-Ft	Value
Floor Level					
		Main	FRAME	1471	115780
		Full Upper	FRAME	1229	63130
		Basement		614	11650
		Subtotal			190560
Metal		Roof	GABLE		
		B 1 2 U A			
Plaster/Drywall	X	X		3 /	Extra Living Units 10500
Unfinished Wall	X	X			Plumbing 7000
Floor/Pine	X	X			Extra Features 19270
Floor/Carpet	X	X			Total Value 227330
Number of Rooms	9	2			
Bedrooms	5				PUB ALLEY
Central Heat	A				Neighborhood:
FORCED AIR					Code:
Plumbing					Dwl/Gar/NC% 3670
Standard	3				1.0900

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	FtxFt	2700	Rate	C+	Cond	Value	Dpr	Dpr	Value
		effective	depth	depth	actual	effective	extended	value	value	
front lot	acres/	frontage	76.00	66	67	rate	rate	6080	6080	