PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-070005.0000 RES
M28 2026

sale

2023 DOUGLAS SHANNON	2020-09-25	
2024 DOUGLAS SHANNON	2020-09-25	
2025 DOUGLAS SHANNON	2020-09-25	
2026 DOUGLAS SHANNON	2020-09-25	ORIG NE PT 53
217 & & 217 1/2 W CARROL S T	1WD	
	$79,900	
KENTON OH 43326		

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

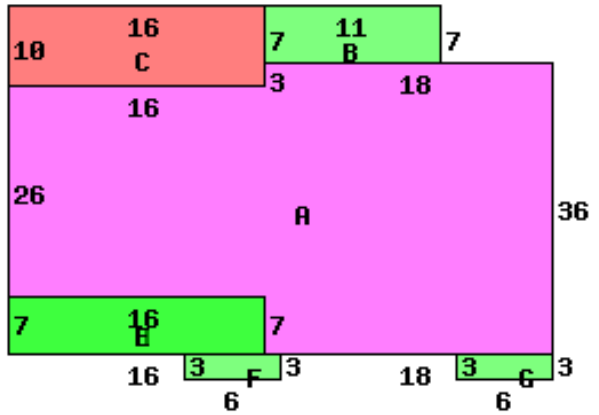
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	520	520	520	520	0	520	520	520
Acres								
Land100%	3310	3310	3310	3310		3310	3830	3820
Bldg100%	79370	79370	79370	79370		79370	109230	109230
Totl100%	82690t	82690t	82690t	82690t		82690t	113060t	113050t
Cauv100%								
Tax Value:								
Land 35%	1160	1160	1160	1160		1160	1340	1340
Bldg 35%	27780	27780	27780	27780		27780	38230	38230
Totl 35%	28940t	28940t	28940t	28940t		28940t	39570t	39570t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1189.92	1258.80	1250.52	1250.52	1250.52			
Sp-Asmnt	39.38	50.24	50.24	50.24				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1064		a	*MAIN
	EFP	P		77	3080	b	PORCH
1	F/C	A		160		c	ADDTN
	EFP	P		112	4480	d	PORCH
	EFP2	P		112	4480	e	PORCH
	STP	P		18	70	f	PORCH
	STP	P		18	70	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
430	1	2020-09-25	DOUGLAS SHANNON	1WD		79900	2230	55170
395	4	2007-10-08	DOLL DON W & DENNIS N ET	4QC	*	0	5800	60110
637	1	2001-12-03	DOLL DONALD W & KAY	1WD		50000	5260	44370
239	1	1994-03-30	BORN RONALD C & RICHARD	1CT	*	0	0	39030
1013	1	1988-12-09		1UN	*	0	0	33110

Year	Land	Bldg	Total	Net Tax
2022	820	23370	24190	1130.00
2021	820	23370	24190	1134.12

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



217 & 217 1/2 W CARROL ST 43326

Occupancy 2 Duplex

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1224	104800
	Full Upper	FRAME	1064	61370
	Basement		798	14930
	Subtotal			181100
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	P P	1 /	Extra Living Units	3500
Unfinished Wall	X		Fireplaces	2000
Floor/Carpet	X X		Plumbing	3500
Floor/Tile-Lino	L		Extra Features	12180
Number of Rooms	1 6 5		Total Value	202280
Bedrooms	2 2			
			PUB ALLEY	
Fireplace				
Openings	1		Neighborhood:	
Stacks	1		Code:	3670
Central Heat	A		Dwl/Gar/NC%	1.5000
FORCED AIR				
Plumbing				
Standard	2			

	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		2288		C	OLD/AV	202280	.55	.20	109230

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	35.5000	36.00	90	77	138	106	3820	3820

Call Back: Sign: PSN Date: 2014-12-01 Lister:

36-070005.0000-v082020R