PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-090013.0000 COM
M50 2026

sale

2023	CHURCH ASSOCIATES LLC	1999-01-29
2024	CHURCH ASSOCIATES LLC	1999-01-29
2025	CHURCH ASSOCIATES LLC	1999-01-29
2026	CHURCH ASSOCIATES LLC 1	1999-01-29 ORIG S1/2 LOT 116
	128 S DETROIT ST	4
		$625,000
	KENTON OH 43326	

2027	KENTON OHIO REALTY LLC	2025-12-23
	128 S DETROIT ST	4WD
	KENTON OH 43326	

2028	ONEHOUROUT LLC	2026-04-01
	128 S DETROIT ST	4WD
	KENTON OH 43326	

2026 dupl ccombined the bldg back to this parcel since there is no longer a lease on it.

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
105	4	2026-04-01	ONEHOUROUT LLC	4WD	350000	15430	0
590	4	2025-12-23	KENTON OHIO REALTY LLC	4WD	75000	15430	0
39	4	1999-01-29	CHURCH ASSOCIATES LLC 12	4	625000	27000	0

Year	Land	Bldg	Total	Net Tax
2022	5670	0	5670	325.76
2021	5670	0	5670	328.04

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

Eff Rate: 53.98 56.47 56.17 56.17 a/r

Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	400	400	400	400	400	400	420
Acres							
Land100%	15430	15430	15430	15430	15430	18510	18500
Bldg100%						291660	291650
Totl100%	15430t	15430t	15430t	15430t	15430t	310170t	310150t
Cauv100%							
Tax Value:							
Land 35%	5400	5400	5400	5400	5400	6480	6480
Bldg 35%						102080	102080
Totl 35%	5400t	5400t	5400t	5400t	5400t	108560t	108550t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	291.48	304.92	303.34	303.34			
Sp-Asmnt	2.37	7.52	7.52	7.52			

128 S DETROIT ST 43326

PUB PAVED ST/RD

Neighborhood:	
Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
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
2	RETAIL			9540	54.94	C	1983GD	524130	.45		288270
3	Paving			7500	1.80	C	1983GD	13500	.75		3380

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		41.00	132	94	400	376	15420	18500

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

36-090013.0000-v082020R