

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-100030.0000  
U1.01

EXM  
2025

sale

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

2022 CASH 4 CARS LLC	2020-01-22
2023 CASH 4 CARS LLC	2020-01-22
2024 CITY OF KENTON OHIO	2023-04-20
2025 CITY OF KENTON OHIO	2023-04-20 LETSONS SHANAFELTS N2 17
414 S MAIN ST	2WD 18 P HOWARDS 2-4 R/W
KENTON OH 43326	\$0 PERRY & S DETROIT DEDICAT

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	440	440	640	640	640
Acres					
Land100%	17770	22570	22570	2370	2360
Bldg100%	31740	35260	35260	35260	35260
Totl100%	49510t	57830t	57830t	37630t	37620t
Cauvl00%					
Tax Value:					
Land 35%	6220	7900	7900	830	830
Bldg 35%	11110	12340	12340	12340	12340
Totl 35%	17330t	20240t	20240t	13170t	13170t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	995.62	1092.48			
Sp-Asmnt	124.55	124.55	12.29	12.29	

these parcels are for the roundabout for 2025 dupl  
361000310000  
361000370000  
361000380000  
361000390000  
361000400000  
361000410000  
361000420000 -043

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
159	2	2023-04-20	CITY OF KENTON OHIO	2WD *	0	17770	31740
28	1	2020-01-22	CASH 4 CARS LLC	1WD	58750	16910	31740
275	1	2012-06-22	CHELETTE GLEN & TAMMI J	1WD	17561	16910	32060
447	1	1994-05-25	SPEARMAN JAN & DENISE	1SD *	37000	0	52830

Year	Land	Bldg	Total	Net Tax
2021	6220	11110	17330	1002.68
2020	6220	11110	17330	896.36

project 902 MAIN DISTRICT CONSERVANCY XA/2025 ben acres / % factor

1

2

414 S MAIN ST 43326

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 LAUNDROMA			1600	57.79	C	1955AV	92460	.80		18490
2 STORAGE			2160	38.82	C	1955AV	83850	.80		16770
3 Paving	*NV		1800			1970AV	0			0

residual	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
	.4710				5000	5000	2360	2360

Call Back: Sign: PSN Date: 2017-04-26 Lister:

36-100030.0000-v082020R