

PLEASANT TWP
KENTON CORP

00350

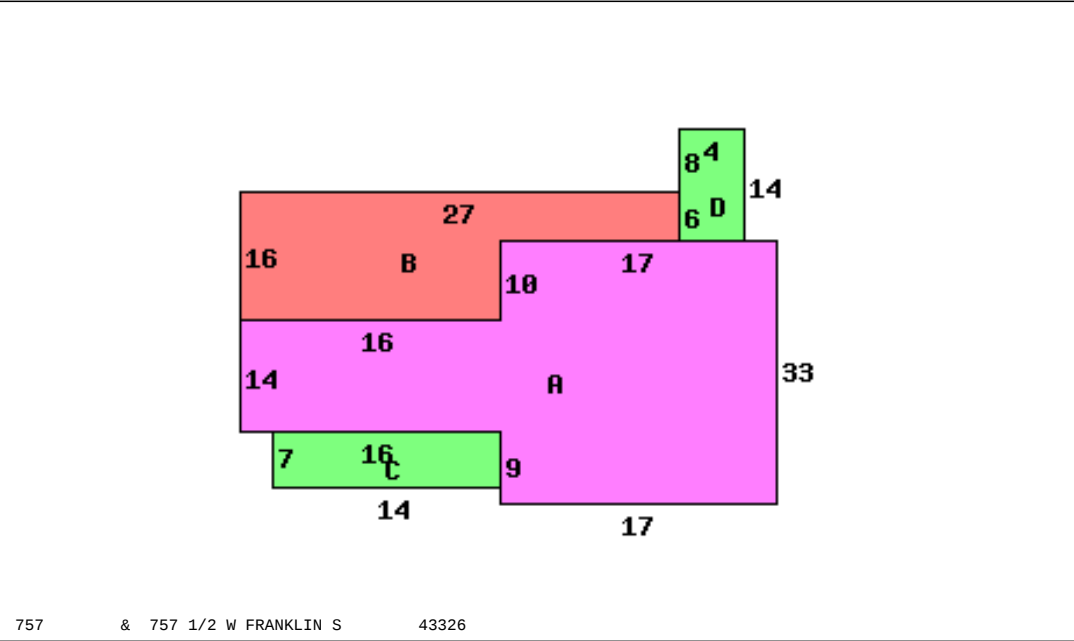
Hardin County, Ohio
Michael T. Bacon, Auditor

36-110028.0000
C52

RES
2025

sale				Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r			
2022 LOPEZ ALBA B	2021-07-19	Tax Year	2022	2023	2024	2025	CAMA
2023 LOPEZ ALBA B	2021-07-19	Prop Cls	530	530	530	530	530
2024 LOPEZ ALBA B	2021-07-19	Acres					
2025 LOPEZ ALBA B	2021-07-19 WYKOFFS OL 2-3	Land100%	5490	7860	7860	7860	7860
755 & & 757 & 757 1/2 W FR ANKLIN	1WD	Bldg100%	65110	77030	77030	77030	77040
KENTON OH 43326	\$72,500	Totl100%	70600t	84890t	84890t	84890t	84900t
				Cauv100%			
				Tax Value:			
				Land 35%	1920	2750	2750
				Bldg 35%	22790	26960	26960
				Totl 35%	24710t	29710t	29710t
				Hmstd35%			
				Owner 0c			
				Hmstd RB			
				Net Tax	1154.30	1221.58	1292.30 1283.78
				Sp-Asmnt	444.52	225.20	83.86 293.39

SHB+ 1H 1 B	CONS F/C F OFP EFP	TYPE M A P	FACT	SQ-FT 785 322 98 56	VALUE 2940 2240	a b c d	*MAIN ADDTN PORCH PORCH
755 W FRANKLIN ST							
Sale# 347	#p 1	sale date 2021-07-19	To LOPEZ ALBA B	Type/Invalid? 1WD	Sale\$ 72500	co:land 5490	co:bldg 65110
121	1	2020-05-01	THOMAS BRENT A	1WD	56500	5230	53490
148	1	2000-03-14	CHAMBERLAIN HELEN EILEEN	1WD	42000	6200	63400
601	9	1997-10-06	JONES NEIL H LE	90C *	0	6540	50600
601	7	1997-10-06	JONES NEIL H TRUSTEE	7AF *	0	6540	50600
750	7	1995-08-11	JONES FAMILY TRUST	7QC *	0	6510	43400
Year 2021	Land 1920	Bldg 22790	Total 24710	Net Tax 1158.50			
2020	1920	22790	24710	1006.24			
p r o j e c t				ben acres	/ %	factor	
902	MAIN DISTRICT CONSERVANCY			XA/2025			
500	HARDIN COUNTY LANDFILL			XA/2025			
642	TRASH-KENTON CITY			XA/2025			
539	DELO WATER - KENTON CORP			XA/2025			
540	DELO SEWER - KENTON CORP			XA/2025			



Occupancy 3 Tri-plex	*DWELLING COMPUTATIONS		Sq-Ft Value		Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Story Height 1H					1 DWELLING	1H F/C		1892			Cond	Value	Dpr	Dpr	Value
Floor Level										C	OLD/AV	154560	.55	.40	45490
	Main	FRAME	1107	102170		acres/	effective	depth	depth	actual	effective	extended	value	value	
	Part Upper	FRAME	785	35540	front lot	frontage	60.00	180	109	rate	rate	7860	7860		
	Basement		48	1170											
	Subtotal			138880											
Shingle	Roof	GABLE													
	B 1 2 U A														
Plaster/Drywall	P P	2 /	Extra Living Units	7000											
Panelled Wall	X		Plumbing	3500											
Unfinished Wall	X		Extra Features	5180											
Floor/Carpet	X X		Total Value	154560											
Floor/Tile-Lino	L L														
Number of Rooms	1 5 3		PUB PAVED ST/RD												
Bedrooms	2 1														
Central Heat	A		Neighborhood:												
FORCED AIR			Code:	3670											
Plumbing			Dwl/Gar/NC%	1.0900											
Standard	2														

Call Back:
Call Back:

Sign: PSN Date: 2015-02-18
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Lister:
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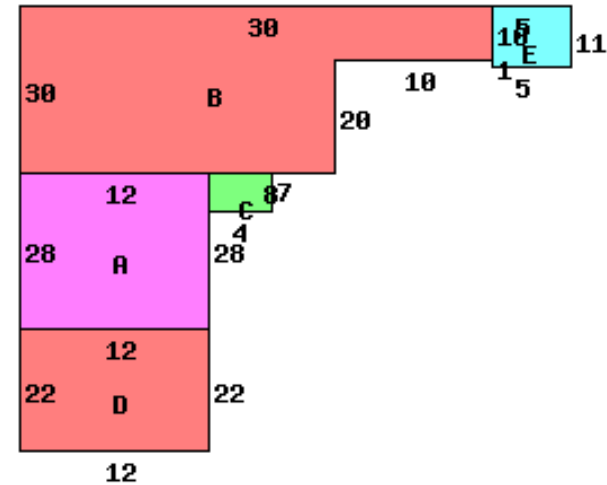
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RES
2025

CAMA / Cont: 1

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		336		a	*MAIN
1	F/C	A		700		b	ADDTN
	EFP	P		28	1120	c	PORCH
1	F/C	A		264		d	ADDTN
04	F	O		55	660	e	OTHER



755-757 & 757 1/2 W FRANKLIN 43326

Occupancy 2 Duplex		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level		1300	107470
Shingle	Main Subtotal		107470
	Roof		
	FRAME		
	GABLE		
Plaster/Drywall	B 1 2 U A	Extra Living Units	3500
Panelled Wall	X	Plumbing	2100
Floor/Carpet	X	Extra Features	1780
Number of Rooms	4	Total Value	114850
Bedrooms	1		
Central Heat	A		
ELECTRIC			
Plumbing			
Standard	1		
Extra 3 Fixture	1		

Bldg	Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
2	DWELLING	1 F		1300		C- OLD/FR	103370	.65	.20	31550

Call Back: - - - - Sign: Date: Lister: 36-110028.0000-v082020R