PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-110030.0000 RES
C50 2026

sale

2023 OMMERT TRAVIS L	2022-01-14	
2024 OMMERT TRAVIS L	2022-01-14	
2025 OMMERT GAY E & RON	2024-01-02	
2026 OMMERT GAY E & RON	2024-01-02	WYKOFFS PT OL 2-3
745 REAR W FRANKLIN ST	1QC	
	$0	
KENTON OH 43326		

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

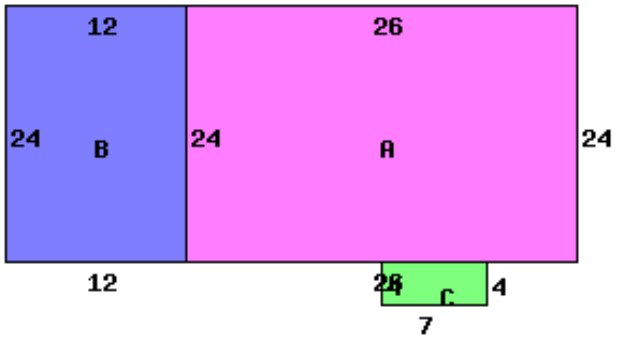
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	520	520	520	520	0	520	510	510
Acres								
Land100%	7460	7460	2400	7460		2400	7060	7050
Bldg100%	100430	100430	43230	100430		43230	59460	59460
Totl100%	107890t	107890t	45630t	107890t		45630t	66510t	66510t
Cauv100%								
Tax Value:								
Land 35%	2610	2610	840	2610		840	2470	2470
Bldg 35%	35150	35150	15130	35150		15130	20810	20810
Totl 35%	37760t	37760t	15970t	37760t		15970t	23280t	23280t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1552.56	1642.46	690.06	690.06	690.06			
Sp-Asmnt	206.66	52.97	34.97	34.97				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		624		a	*MAIN
	CAR1	G		288	2260	b	GRAGE
	DK	P		28	420	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
4	1	2024-01-02	OMMERT GAY E & RON	1QC	*	0	7460	100430
37	1	2022-01-14	OMMERT TRAVIS L	1WD	*	0	5200	70090
176	1	2014-05-08	OMMERT GAY E	1QC	*	20000	6000	63060
471	1	1992-05-21		1WD	*	35000	34110	0
137	1	1990-02-23		1UN	*	0	0	34110

Year	Land	Bldg	Total	Net Tax
2022	1820	24530	26350	1230.90
2021	1820	24530	26350	1235.38

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



745 W FRANKLIN ST REAR 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	624	83340
	Subtotal			83340
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Garages and Carports	2260
Floor/Carpet	X	Extra Features	420
Floor/Tile-Lino	X	Total Value	86020
Number of Rooms	3		
Bedrooms	1	PUB PAVED ST/RD	
Central Heat	A	Neighborhood:	
ELECTRIC		Code:	3670
Plumbing		Dwl/Gar/NC%	1.5000
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F		624		D	1985AV	68820	.28	.20	59460

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	.9400	94.00	45	54	138	75	7050	7050

Call Back: Sign: PSN Date: 2015-02-18 Lister:
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36-110030.0000-v082020R