

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-110072.0000
BB45

RES
2025

sale

Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

2022 MIKES RENTALS LLC	2014-06-17	
2023 HILL MICHELLE L & JER	2022-11-03	
2024 HILL MICHELLE L & JER	2022-11-03	
2025 HILL MICHELLE L & JEREM	2022-11-03	TRACHSEL 1ST ADDN 5
52 HILLCREST LN	1SD	
KENTON OH 43326	\$140,000	

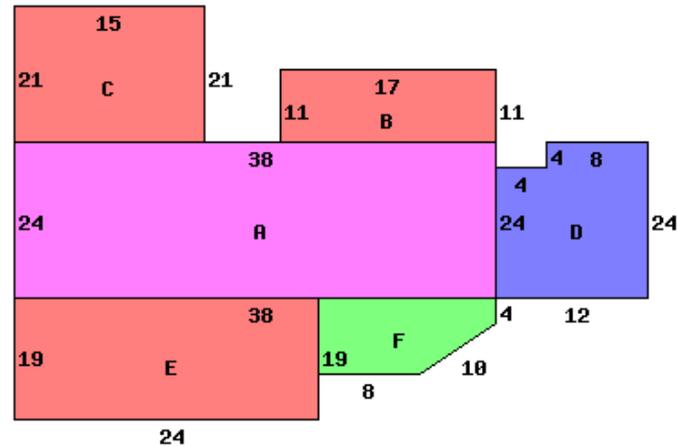
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6140	8710	8710	8710	8710
Bldg100%	74860	128740	128740	128740	128730
Totl100%	81000t	137460t	137460t	137460t	137440t
Cauvl00%					
Tax Value:					
Land 35%	2150	3050	3050	3050	3050
Bldg 35%	26200	45060	45060	45060	45060
Totl 35%	28350t	48110t	48110t	48110t	48100t
Hmstd35%				48110	
Owner Oc		42.58	42.54	42.42	hmstd 3050 l 45060 b
Hmstd RB					
Net Tax	1324.32	1935.54	2050.12	2036.44	
Sp-Asmnt	21.63	21.63	37.97	37.97	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		912			
1	F	A		187			b ADDTN
1	F	A		315	6530		c ADDTN
	F	G		272			d GRAGE
1	F	A		456			e ADDTN
	DK	P		144	2160		f PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
573	1	2022-11-03	HILL MICHELLE L & JEREMY	1SD	140000	6140	74860
257	1	2014-06-17	MIKES RENTALS LLC	1WD	64000	7030	41200
357	1	2009-08-20	MCLANE JEFFREY D & MICHEL	1SD *	36000	7310	48740
339	1	2009-08-12	HOME SAVINGS & LOAN CO KE	1SH *	28000	7310	48740
367	0	1988-05-24		*	27000	0	26910
1017	0	1987-12-07		*	0	0	26910

Year	Land	Bldg	Total	Net Tax
2021	2150	26200	28350	1329.14
2020	2150	26200	28350	1154.48

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



52 HILLCREST LN 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	1870 132360
	Subtotal		132360
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	P	Heating	-2190
Floor/Carpet	X	Garages and Carports	6530
Floor/Tile-Lino	T	Extra Features	2160
Number of Rooms	6	Total Value	138860
Bedrooms	3		
Plumbing		PUB PAVED ST/RD	
Standard	1	Neighborhood:	
		Code:	3670
		Dwl/Gar/NC%	1.0900

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 F/C		1870		C	1960GD	138860	.37	-.35	128730
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
	65.0000	65.00	197	112	120	134	8710	8710		