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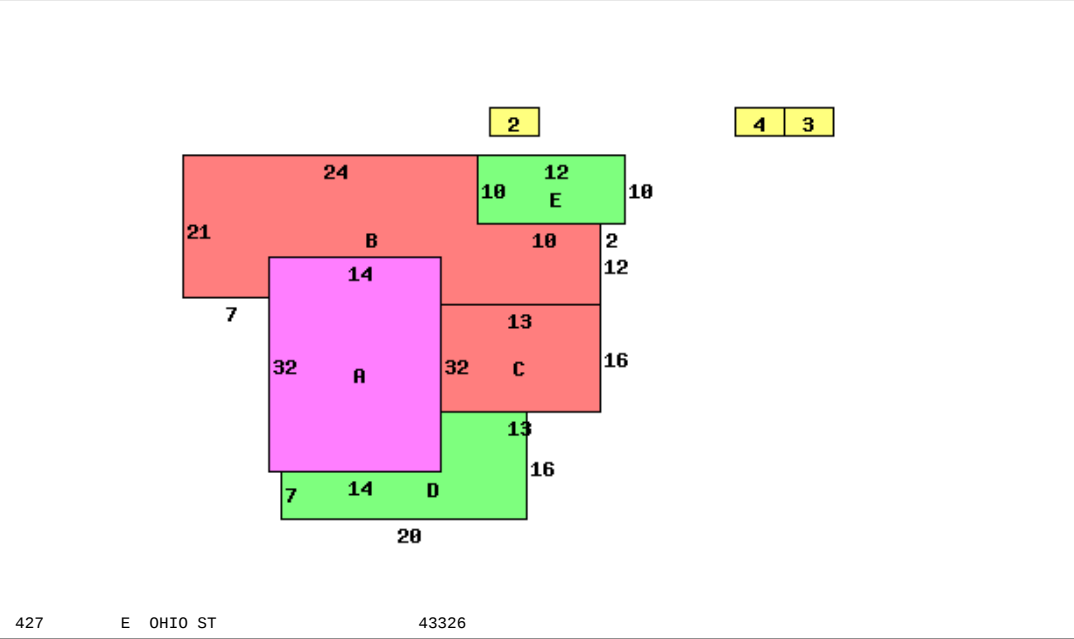
Hardin County, Ohio
Michael T. Bacon, Auditor

36-120020.0000
080

RES
2025

2022 GUNN NANCY A		2006-06-05	Tax Year		2022	2023	2024	2025	2025	CAMA
2023 GUNN NANCY A & JOHN F		2022-09-28	Prop Cls		510	510	510	510	510	510
2024 GUNN NANCY A & JOHN F		2022-09-28	Acres							
2025 GUNN NANCY A & JOHN F		2022-09-28	Land100%		5600	6140	6140	6140	6140	6910
427 E OHIO ST		1SD 10 11	Bldg100%		64510	86200	86200	86200	86200	119120
KENTON OH 43326		\$0	Totl100%		70110t	92340t	92340t	92340t	92340t	126030t
			Cauv100%							
			Tax Value:							
			Land 35%		1960	2150	2150	2150	2150	2420
			Bldg 35%		22580	30170	30170	30170	30170	41690
			Totl 35%		24540t	32320t	32320t	32320t	32320t	44110t
			Hmstd35%		24360	32150	32150	32150	32150	
			Owner Oc		23.64	28.46	28.42	28.34	28.34	hmstd 2150 1 30000 b
			Hmstd RB							
			Net Tax		1122.70	1300.42	1377.40	1368.22	1368.22	
			Sp-Asmnt		22.59	22.59	32.68	32.68		
2026 GUNN NANCY A		2025-02-14								
427 E OHIO ST		1AF								
KENTON OH 43326										

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE				
1T	F/C	M		448		a	*MAIN		
1	F/C	A		543		b	ADDTN		
1TB	F	A		208		c	ADDTN		
	OFP	P		203	6090	d	PORCH		
	DK	P		120	1800	e	PORCH		
#: 21 L/W									
361200210000									
2026 n/c no deck									
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg		
77	1	2025-02-14	GUNN NANCY A	1AF *	0	6140	86200		
448	1	2022-09-28	GUNN NANCY A & JOHN F	1SD *	0	5600	64510		
245	1	2006-06-05	GUNN NANCY A	1OC *	0	6710	48570		
131	1	2006-03-21	SMITH ELOISE M	1CT *	0	6710	48570		
Year	Land	Bldg	Total	Net Tax					
2021	1960	22580	24540	1126.90					
2020	1960	22580	24540	975.50					
p r o j e c t						ben acres	/ %	factor	
902	MAIN DISTRICT		CONSERVANCY	XA/2025					
500	HARDIN COUNTY		LANDFILL	XA/2025					



Occupancy 1 Single Family				*DWELLING COMPUTATIONS																													
				Sq-Ft		Value		Bldg Type		SHB+Cons		DixHt		Area		Unit		Grade		Blt/Renov		Cond		Replace		Phy		Fnc		True			
Story Height		1T						1 DWELLING		1TB F		24X24		1855				C		OLD/AV				160840		.55		112190					
Floor Level								2 Garage				576						C		1963FR				13820		.70		6430					
								3 Shed		*SV		13X18		234						OLD/AV				500				500					
								4 Shed		*NV ADD		5X8		40						OLD/				0				0					
Shingle		Roof		GABLE						acres/		effective		depth		factor		actual		effective		extended		true									
Plaster/Drywall		B 1 2 U A				Air Conditioning		3390		front lot		59.0000		59.00		72		70		138		97		5720		5720							
Panelled Wall		P P				Plumbing		1400		rear lot		35.0000		35.00		92		34		100		34		1190		1190							
Unfinished Wall		X X				Extra Features		7890																									
Floor/Hardwood		X X				Total Value		160840																									
Floor/Pine		X X																															
Floor/Carpet		X				PUB PAVED ST/RD																											
Floor/Tile-Lino		L				Topo: HIGH																											
Number of Rooms		1 6 3																															
Bedrooms		2 2				Neighborhood:																											
Central Heat		A				Code:		3620																									
FORCED AIR						Dwl/Gar/NC%		1.5500																									
Central A/C		A																															
Plumbing																																	
Standard		1																															
Extra 2 Fixture		1																															
								Call Back:				Sign: PSN Date: 2014-11-21				Lister:								36-120020 0000-v082020P									

Call Back:

Sign: PSN Date: 2014-11-21 Lister:

36-120020.0000-v082020R