PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-140039.0000 COM
B03 2026

sale

2023 BRIM THOMAS E & CAROL	2016-02-29	
2024 BRIM THOMAS E & CAROL	2016-02-29	
2025 BRIM THOMAS E & CAROL	2016-02-29	
2026 BRIM THOMAS E & CAROLYN	2016-02-29	POWERS LOT 35-36 PT VAC
381 W FRANKLIN ST	1WD	ALLEY
	$0	
KENTON OH 43326		

Eff Rate: – 53.98 — 56.47 — 56.17 — 56.17 — a/r

Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	456	456	456	456	456	456	456
Acres							
Land100%	37200	37200	37200	37200	37200	44630	44640
Bldg100%	12910	12910	12910	12910	12910	15490	15480
Totl100%	50110t	50110t	50110t	50110t	50110t	60110t	60120t
Cauv100%							
Tax Value:							
Land 35%	13020	13020	13020	13020	13020	15620	15620
Bldg 35%	4520	4520	4520	4520	4520	5420	5420
Totl 35%	17540t	17540t	17540t	17540t	17540t	21040t	21040t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	946.74	990.44	985.28	985.28			
Sp-Asmnt	4.29	11.50	11.50	11.50			

361400400000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
73	1	2016-02-29	BRIM THOMAS E & CAROLYN	1WD *	0	37200	7570
800	0	1986-10-01		*	30000	0	61510

Year	Land	Bldg	Total	Net Tax
2022	13670	2120	15790	907.16
2021	13670	2120	15790	913.58

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

1

381 W FRANKLIN 43326

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Paving			17200	1.80	C	2004AV	25800	.50		15480

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		62.00	173	107	300	321	19900	23880
front lot		62.00	130	93	300	279	17300	20760

Neighborhood:	
Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
res-ag:lnd%	1.2000
ag-t:c/p/w%	1.2000
ag-t:other%	1.2000
ag:outbldg%	1.2000

Call Back: Sign: PSN Date: 2014-12-08 Lister: 36-140039.0000-v082020R