

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-190001.0000  
D14

RES  
2025

sale

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

2022	HERZOG SHAWN	2019-02-19	
2023	HERZOG SHAWN	2019-02-19	
2024	HERZOG SHAWN	2019-02-19	
2025	TAYLOR KIM R	2024-08-22	EWINGS 1-2 PT 1
	704 W FRANKLIN ST		1WD
	KENTON OH 43326		\$129,900

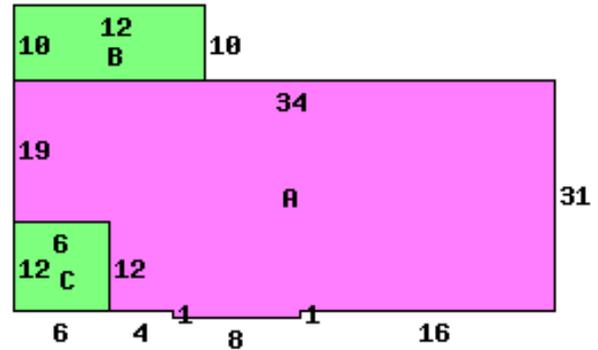
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6940	9940	9940	9940	9940
Bldg100%	51170	57200	57200	57200	57210
Totl100%	58110t	67140t	67140t	67140t	67150t
Cauv100%					
Tax Value:					
Land 35%	2430	3480	3480	3480	3480
Bldg 35%	17910	20020	20020	20020	20020
Totl 35%	20340t	23500t	23500t	23500t	23500t
Hmstd35%					
Owner Oc	19.74	20.80	20.78		
Hmstd RB					
Net Tax	930.42	945.44	1001.42	1015.46	
Sp-Asmnt	21.18	21.18	117.14	30.83	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE			
1	MT	M		990		a	*MAIN	
	PAT	P		120	360	b	PORCH	
	OFF	P		72	2160	c	PORCH	
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd	
346	1	2024-08-22	TAYLOR KIM R	1WD	129900	9940	57200	
54	1	2019-02-19	HERZOG SHAWN	1WD	66500	6600	41510	
508	1	2012-11-15	H&P RENTALS	1FD	33000	7910	40890	
393	1	2000-09-25	CANDLER EMMA DELL	1CT *	0	9430	36000	

Year	Land	Bldg	Total	Net Tax
2021	2430	17910	20340	933.90
2020	2430	17910	20340	808.40

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

2



704 W FRANKLIN ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	990	103930
Metal	Subtotal	103930
	B 1 2 U A	
Floor/Carpet	X	Air Conditioning 1720
Number of Rooms	6	Extra Features 2520
Bedrooms	2	Total Value 108170
Central Heat	A	PUB SIDEWALK
FORCED AIR		
Central A/C	A	Neighborhood:
Plumbing		Code: 3670
Standard	1	Dwl/Gar/NC% 1.0900

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 MT			Cond	Value	Dpr	Dpr	Value
2 Garage		23X23	529	C	1950AV	108170	.55	53060
				C	1950FR	12700	.70	4150
front lot	88.0000	effective frontage 88.00	depth 132	actual factor 94	effective rate 120	extended value 9940	true value 9940	