

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-210044.0000
H119

RES
2025

sale

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

| | | |
|------|--|-------------------------------|
| 2022 | ROSEBROOK JAMES E & R | 2008-05-27 |
| 2023 | ROSEBROOK JAMES E & R | 2008-05-27 |
| 2024 | ROSEBROOK JAMES E & R | 2008-05-27 |
| 2025 | ROSEBROOK JAMES E & ROB 346 W CARROL ST | 2008-05-27 BRUNSONS 13 1SD |
| | KENTON OH 43326 | \$0 |

| | | | | | | |
|------------|--------|--------|--------|--------|--------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | 2025 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 510 | 510 |
| Acres | | | | | | |
| Land100% | 4860 | 6910 | 6910 | 6910 | 6910 | 6910 |
| Bldg100% | 43940 | 56630 | 56630 | 56630 | 56630 | 56640 |
| Totl100% | 48800t | 63540t | 63540t | 63540t | 63540t | 63550t |
| Cauv100% | | | | | | |
| Tax Value: | | | | | | |
| Land 35% | 1700 | 2420 | 2420 | 2420 | 2420 | 2420 |
| Bldg 35% | 15380 | 19820 | 19820 | 19820 | 19820 | 19820 |
| Totl 35% | 17080t | 22240t | 22240t | 22240t | 22240t | 22240t |
| Hmstd35% | | | | | | |
| Owner Oc | | | | | | |
| Hmstd RB | | | | | | |
| Net Tax | 797.86 | 914.44 | 967.38 | 961.00 | 961.00 | |
| Sp-Asmnt | 20.98 | 20.98 | 30.27 | 30.27 | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|------|------|------|------|-------|-------|---|-------|
| 1 | F | M | | 1120 | | a | *MAIN |
| | EFP | P | | 128 | 5120 | b | PORCH |
| | EFP | P | | 96 | 3840 | c | PORCH |
| | OFF | P | | 40 | 1200 | d | PORCH |

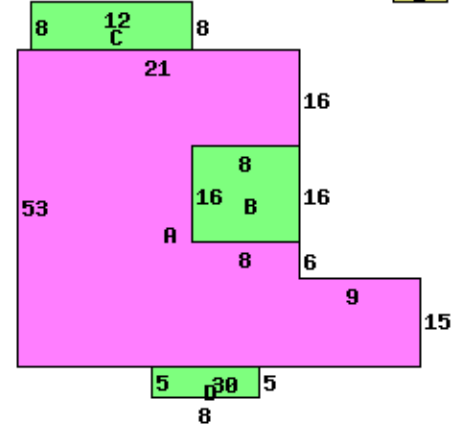
| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:blgd |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| 197 | 1 | 2008-05-27 | ROSEBROOK JAMES E & ROBI | 1SD * | 0 | 4290 | 43000 |
| 218 | 1 | 2006-05-17 | ROSEBROOK JAMES E | 1QC * | 0 | 4290 | 43000 |
| 460 | 1 | 2001-09-06 | ROSEBROOK JAMES E & HEID | 1SD | 50000 | 3860 | 32110 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 1700 | 15380 | 17080 | 800.78 |
| 2020 | 1700 | 15380 | 17080 | 695.54 |

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

3

2



346 W CARROL ST 43326

| | |
|---------------------------|------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |
| Story Height 1 | Sq-Ft Value |
| Floor Level | |
| Main | FRAME 1120 103370 |
| Basement | 280 5500 |
| Subtotal | 108870 |
| Metal Roof | GABLE |
| Plaster/Drywall | P |
| Panelled Wall | X |
| Unfinished Wall | X |
| Floor/Carpet | X |
| Floor/Tile-Lino | T |
| Number of Rooms | 1 6 |
| Bedrooms | 3 |
| Central Heat | A |
| FORCED AIR | |
| Central A/C | A |
| Plumbing | |
| Standard | 1 |
| Air Conditioning | 1980 |
| Extra Features | 10160 |
| Total Value | 121010 |
| PUB SIDEWALK | |
| Neighborhood: | |
| Code: | 3670 |
| Dwl/Gar/NC% | 1.0900 |

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy | Fnc | True |
|------------|----------|-----------|--------|-----------|---------|-----------|----------|-------|
| 1 DWELLING | 1 B F | | | C- | OLD/AV | .55 | Dpr | 53420 |
| 2 Garage | *NV MT | 16X22 | 352 | C | 1962AV | .65 | Dpr | 3220 |
| 3 Shed | | 8X10 | 80 | | OLD/F | 0 | | 0 |
| front lot | acres/ | effective | depth | depth | actual | effective | extended | true |
| | frontage | frontage | factor | factor | rate | rate | value | value |
| | 54.0000 | 54.00 | 173 | 107 | 120 | 128 | 6910 | 6910 |

Call Back:

Sign: PSN Date: 2015-02-04 Lister:

36-210044.0000-v082020R