

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<br>346 W CARROL ST | 2008-05-27 BRUNSONS 13<br>1SD |
|      | KENTON OH 43326                            | \$0                           |

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

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

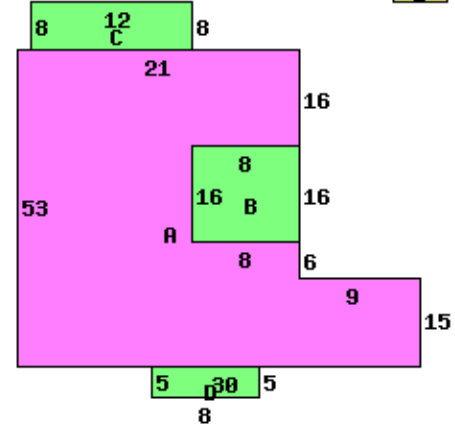
| Sale# | #p | sale date  | To                       | Type/Invalid? | Sale\$ | co:land | co:blgd |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| 197   | 1  | 2008-05-27 | ROSEBROOK JAMES E & ROBI | 1SD *         | 0      | 4290    | 43000   |
| 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 |

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346 W CARROL ST 43326

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

| Bldg Type  | SHB+Cons | DixHt     | Unit   | Grade  | Blt/Renov | Replace   | Phy      | Fnc   | True  |
|------------|----------|-----------|--------|--------|-----------|-----------|----------|-------|-------|
| 1 DWELLING | 1 B F    |           | Rate   |        | Cond      | Value     | Dpr      | Dpr   | Value |
| 2 Garage   | *NV MT   | 16X22     | 352    | C      | OLD/AV    | 108910    | .55      |       | 53420 |
| 3 Shed     |          | 8X10      | 80     | C      | 1962AV    | 8450      | .65      |       | 3220  |
|            |          |           |        |        | 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