PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-220005.0000 RES
A103 2026

sale

2023	WALLACE CARROLL & ROS	1993-06-15
2024	WALLACE CARROLL & ROS	1993-06-15
2025	WALLACE CARROLL & ROS	1993-06-15
2026	WALLACE CARROLL & ROSE	1993-06-15 E 1/2 SE 1/4 PT 32
	819 W NORTH ST	3WD
		$36,500
	KENTON OH 43326	

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

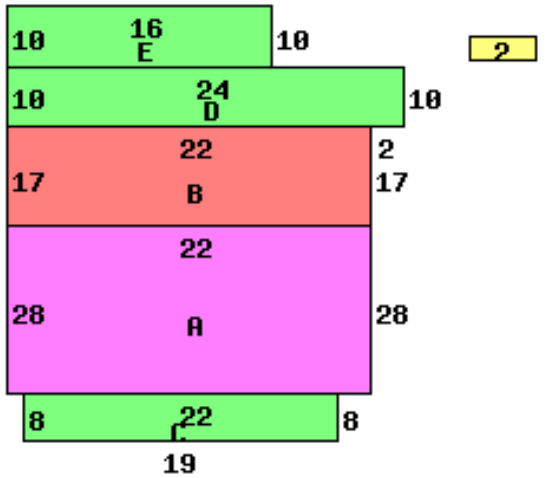
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	3490	3490	3490	3490		3490	4030	4030
Bldg100%	79630	79630	79630	79630		79630	109600	109590
Totl100%	83110t	83110t	83110t	83110t		83110t	113630t	113620t
Cauv100%								
Tax Value:								
Land 35%	1220	1220	1220	1220		1220	1410	1410
Bldg 35%	27870	27870	27870	27870		27870	38360	38360
Totl 35%	29090t	29090t	29090t	29090t		29090t	39770t	39770t
Hmstd35%								
Owner Oc	25.74	25.72	25.64	25.64	25.64			
Hmstd RB	368.96	417.58	429.66	429.66	429.66			
Net Tax	801.36	822.06	801.70	801.70	801.70			
Sp-Asmnt	21.47	31.84	31.84	31.84				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		616		a	*MAIN
1	F/C	A		374		b	ADDTN
	OFP	P		152	4560	c	PORCH
	DK	P		240	3600	d	PORCH
	DK	P		160	2400	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
512	3	1993-06-15	WALLACE CARROLL - ROSE A	3WD	36500	0	26430
612	0	1986-08-04		*	12000	0	16710

Year	Land	Bldg	Total	Net Tax
2022	860	27040	27900	876.04
2021	860	27040	27900	879.26

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



819 W NORTH ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	990	103930
	Part Upper	FRAME	616	30540
	Basement		80	1960
	Subtotal			136430
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		X	X
Unfinished Wall	X		
Floor/Pine		X	X
Floor/Tile-Lino		X	
Number of Rooms	1	6	
Bedrooms		3	
Central Heat		A	
FORCED AIR			
Plumbing			
Standard	1		

Extra Features	10560
Total Value	146990
PUB SIDEWALK	
Neighborhood:	
Code:	3670
Dwl/Gar/NC%	1.5000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1HB F		1606		C	OLD/AV	146990	.55		99220
2	Garage		24X30	720		C	1987GD	17280	.60		10370

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	36.0000	36.00	100	81	138	112	4030	4030

Call Back: Sign: PSN Date: 2015-01-27 Lister:

36-220005.0000-v082020R