PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-220017.0000 COM
A115.01 2026

sale

2023 DOWNEY BOYD	2017-06-28	
2024 DOWNEY BOYD	2017-06-28	
2025 DOWNEY BOYD	2017-06-28	
2026 DOWNEY BOYD	2017-06-28 PT SE 1/4 32	.836A
700 W LIMA ST	1QC	
	$0	
KENTON OH 43326		

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

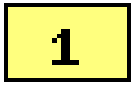
Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	429	429	429	429	429	429	429
Acres	.8360	.8360	.8360	.8360			
Land100%	25770	25770	25770	25770	25770	30910	30920
Bldg100%	69910	69910	69910	69910	69910	83890	83890
Totl100%	95690t	95690t	95690t	95690t	95690t	114800t	114810t
Cauv100%							
Tax Value:							
Land 35%	9020	9020	9020	9020	9020	10820	10820
Bldg 35%	24470	24470	24470	24470	24470	29360	29360
Totl 35%	33490t	33490t	33490t	33490t	33490t	40180t	40180t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	1807.66	1891.12	1881.24	1881.24			
Sp-Asmnt	246.55	255.73	255.73	255.73			

L/C YOAKUM ENDEAVORS LLC 12-5-2019 $82,500
362200180000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
282	1	2017-06-28	DOWNEY BOYD	1QC *	0	12600	82770
422	1	2015-11-03	FLOWERS ROBERT J	1CT *	0	12600	82770
233	1	2013-05-24	FLOWERS ROBERT J ETAL	1QC *	0	12600	82770
103	1	2001-02-27	FLOWERS ROBERT ETAL	1WD	65000	42000	57890
478	1	1994-06-02	WATKINS SANFORD & PATRIC	1WD	100000	0	105000
714	0	1986-09-03		*	100000	0	128110

Year	Land	Bldg	Total	Net Tax
2022	10080	22840	32920	1891.30
2021	10080	22840	32920	1904.68

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



700 W LIMA 43326

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

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	RETAIL			2530	73.74	C	1972AV	155470	.55	.10	75560	
2	Paving			23140	1.80	C	1968FR	34710	.80		8330	

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot		164.00	175	108	280	302	49530	29720	Excess Fro
site value	.2000				5000		1000	1200	

Call Back: Sign: PSN Date: 2015-01-27 Lister: 36-220017.0000-v082020R