

RES
2024

- sale

2021	ONIONS MARGARET	2006-06-14	
2022	ONIONS MARGARET	2006-06-14	
2023	ONIONS MARGARET	2006-06-14	
2024	ONIONS MARGARET	2006-06-14	SHANAFELTS 3RD 39
	356 KUERT AVE	3WD	
		\$42,000	
	KENTON OH 43326		

Eff	Rate:- 50.76	50.59	44.66	47.03	a/r
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3890	3890	5600	5600	5600
Bldg100%	50540	50540	53340	53340	53330
Totl100%	54430t	54430t	58940t	58940t	58930t
Cauv100%					
Tax Value:					
Land 35%	1360	1360	1960	1960	1960
Bldg 35%	17690	17690	18670	18670	18670
Totl 35%	19050t	19050t	20630t	20630t	20630t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	893.12	889.88	848.24	897.34	
Sp-Asmnt	20.98	20.97	20.97	345.15	

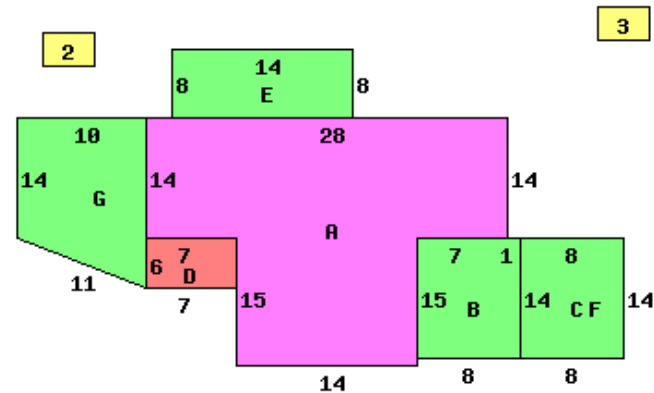
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F	M		602		a	*MAIN
	EPF	P		112	4480	b	PORCH
	CAN	P		112	900	c	PORCH
1 B	F	A		42		d	ADDTN
	EPF	P		112	4480	e	PORCH
	DK	P		112	1680	f	PORCH
	DK	P		170	2550	g	PORCH

gas fireplace
L/C JEROMEY L GETZ 11-2-2016 \$\$25,000 INCLUDES PARCELS 36-230045 & 36-230048

Sal#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
374	3	2006-06-14	ONIONS MARGARET	3WD	42000	3400	60970
419	3	2005-10-31	NOVA STAR MORTGAGE INC	3WD *	0	3110	54290
11	3	1995-01-05	BINAU ROBERT GERALD	3WD	38900	0	27510
434	1	1992-05-13		1WD	0	0	23630

Year	Land	Bldg	Total	Net Tax
2020	1360	17690	19050	775.76
2019	1300	14250	15550	612.34

p r o j e c t			ben acres	/ %	factor
902	MAIN DISTRICT	CONSERVANCY	XA/2024		
500	HARDIN COUNTY	LANDFILL	XA/2024		



356	KUERT AVE	43326
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Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height 17				Sq-Ft	Value
Floor Level		Main	FRAME	644	86010
		Part Upper	FRAME	602	35810
		Basement		140	3090
		Subtotal			124910
Shingle		Roof	GABLE		
Plaster/Drywall	B 1 2 U A	P		Extra Features	14090
Unfinished Wall	X			Total Value	139000
Floor/Pine		X			
Floor/Carpet		X		PUB SIDEWALK	
Floor/Tile-Lino		X			
Number of Rooms	2 4 3			Neighborhood:	
Bedrooms		3		Code:	3670
Central Heat	A			Dwl/Gar/NC%	1.0900
HOT WATER					
Plumbing					
Standard	1				

1	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
2	DWELLING	1T F	FtxFt	1246		C	Cond	Value	Dpr	Dpr	Value
3	Shed	*SV 0	10X18	180			OLD/FR	139000	.65		53030
3	Shed	*PP	10X14	140			OLD/FR	300			300
							2001AV	0			0
front lot		acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
		50.0000	50.00	130	93	120	112	5600	5600		

Call Back:

Sign: PSN Date: 2017-05-22 Lister:

36-230046.0000-v082020R