PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-230046.0000 RES
A31 2026

sale

2023 ONIONS MARGARET	2006-06-14	
2024 ONIONS MARGARET	2006-06-14	
2025 ONIONS MARGARET	2006-06-14	
2026 ONIONS MARGARET	2006-06-14	SHANAFELTS 3RD 39
356 KUERT AVE	3WD	
	$42,000	
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%	5600	5600	5600	5600		5600	6400	6400
Bldg100%	53340	53340	53340	53340		53340	72970	72980
Totl100%	58940t	58940t	58940t	58940t		58940t	79370t	79380t
Cauv100%								
Tax Value:								
Land 35%	1960	1960	1960	1960		1960	2240	2240
Bldg 35%	18670	18670	18670	18670		18670	25540	25540
Totl 35%	20630t	20630t	20630t	20630t		20630t	27780t	27780t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	848.24	897.34	891.44	891.44	891.44			
Sp-Asmnt	20.97	345.15	29.33	29.33				

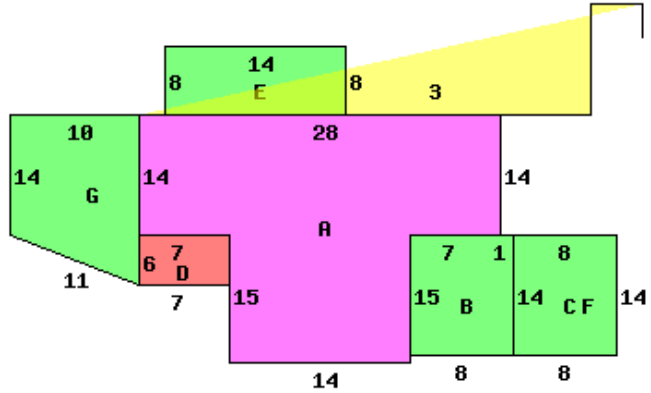
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F	M		602		a	*MAIN
	EFP	P		112	4480	b	PORCH
	CAN	P		112	900	c	PORCH
1 B	F	A		42		d	ADDTN
	EFP	P		112	4480	e	PORCH
	DK	P		112	1680	f	PORCH
	DK	P		170	2550	g	PORCH

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

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
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
2022	1360	17690	19050	889.88
2021	1360	17690	19050	893.12

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



356 KUERT AVE 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	644	86010
	Part Upper	FRAME	602	35810
	Basement		140	3090
	Subtotal			124910
Shingle	Roof	GABLE		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1T F		1246		C	OLD/FR	139000	.65		72980
3	Shed	*PP	10X14	140			2001AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	50.0000	50.00	130	93	138	128	6400	6400

B 1 2 U A

Plaster/Drywall	P 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
		Dwl/Gar/NC%	1.5000
Central Heat	A		
HOT WATER			
Plumbing			
Standard	1		

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

36-230046.0000-v082020R