PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-230052.0000 RES
A37 2024

sale

2021	HANNA GERALD JR & BAR	2009-11-02
2022	HANNA GERALD JR & BAR	2009-11-02
2023	HANNA GERALD JR & BAR	2009-11-02
2024	HANNA GERALD JR & BARBA	2009-11-02 SHANAFELTS 3RD 34
	334 KUERT AVE	1QC
		$0
	KENTON OH 43326	

Eff Rate: – 50.76 — 50.59 — 44.66 — 47.03 — a/r

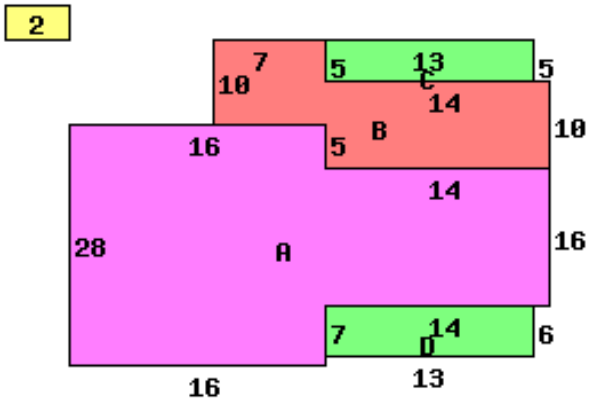
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4310	4310	6110	6110	6120
Bldg100%	85690	85690	112060	112060	112060
Totl100%	90000t	90000t	118170t	118170t	118180t
Cauv100%					
Tax Value:					
Land 35%	1510	1510	2140	2140	2140
Bldg 35%	29990	29990	39220	39220	39220
Totl 35%	31500t	31500t	41360t	41360t	41360t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1476.84	1471.48	1700.58	1799.04	
Sp-Asmnt	21.60	21.59	21.59	34.68	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		672		a	*MAIN
1	F/C	A		210		b	ADDTN
	EFP	P		65	2600	c	PORCH
	OFP	P		78	2340	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
334	1	2009-11-02	HANNA GERALD JR & BARBARA	1QC *	0	4000	39830

Year	Land	Bldg	Total	Net Tax
2020	1510	29990	31500	1282.76
2019	1430	24160	25590	1007.70

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



334 KUERT AVE 43326

Occupancy 1 Single Family

Story Height 2

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	882	100530
	Full Upper	FRAME	672	52250
	Basement		364	7030
	Subtotal			159810
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	P P	Air Conditioning	2900
Panelled Wall	X	Extra Features	4940
Unfinished Wall	X	Total Value	167650
Floor/Pine	X X		
Number of Rooms	1 4 3	PUB SIDEWALK	
Bedrooms	1 3		
		Neighborhood:	
Central Heat	A	Code:	3670
FORCED AIR		Dwl/Gar/NC%	1.0900
Central A/C	A		
Plumbing			
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		1554		C	OLD/GD	167650	.40		109640
2	Garage		14X22	308		C	OLD/FR	7390	.70		2420

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	46.0000	46.00	192	111	120	133	6120	6120

Call Back: Sign: PSN Date: 2015-01-27 Lister: 36-230052.0000-v082020R