PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-240023.0000 RES
H64 2026

## sale

| | | |
|---|---|---|
| 2023 RICHARDSON BRIAN S II | 2012-04-06 | |
| 2024 RICHARDSON BRIAN S II | 2012-04-06 | |
| 2025 RICHARDSON BRIAN S II | 2012-04-06 | |
| 2026 RICHARDSON BRIAN S II | 2012-04-06 | SORGENS E PT 1 |
| 406 W NORTH ST | 1WD | |
| | $68,800 | |
| KENTON OH 43326 | | |

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

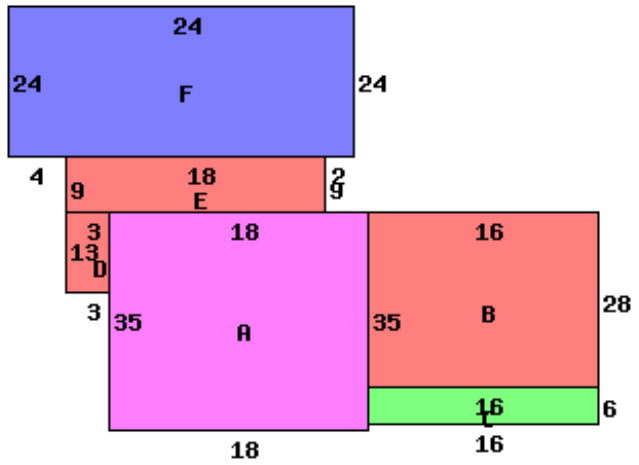
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 5660 | 5660 | 5660 | 5660 | | 5660 | 6510 | 6500 |
| Bldg100% | 97510 | 97510 | 97510 | 97510 | | 97510 | 134200 | 134190 |
| Totl100% | 103170t | 103170t | 103170t | 103170t | | 103170t | 140710t | 140690t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 1980 | 1980 | 1980 | 1980 | | 1980 | 2280 | 2280 |
| Bldg 35% | 34130 | 34130 | 34130 | 34130 | | 34130 | 46970 | 46970 |
| Totl 35% | 36110t | 36110t | 36110t | 36110t | | 36110t | 49250t | 49240t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1484.72 | 1570.68 | 1560.32 | 1560.32 | 1560.32 | | | |
| Sp-Asmnt | 21.57 | 33.32 | 33.32 | 33.32 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1QB | F | M | | 630 | | a | *MAIN |
| 1 | F/C | A | | 448 | | b | ADDTN |
| | OFP | P | | 96 | 2880 | c | PORCH |
| 1 | F | A | | 39 | | d | ADDTN |
| 1 | F/C | A | | 162 | | e | ADDTN |
| | F2 | G | | 576 | 13820 | f | GRAGE |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 129 | 1 | 2012-04-06 | RICHARDSON BRIAN S II | 1WD | | 68800 | 4510 | 65660 |
| 33 | 1 | 2012-01-27 | WELLS REBECCA A | 1AF | * | 0 | 4510 | 65660 |
| 180 | 1 | 2009-06-18 | WELLS REBECCA A | 1WD | * | 0 | 4200 | 73660 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 1380 | 29410 | 30790 | 1438.30 |
| 2021 | 1380 | 29410 | 30790 | 1443.56 |

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




406 W NORTH ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1Q | | | | |
| Floor Level | Main | FRAME | 1279 | 105740 |
| | Qtr Story | FRAME | 717 | 10780 |
| | Basement | | 573 | 10900 |
| | Subtotal | | | 127420 |
| Metal | Roof | GABLE | | |

| | B | 1 | 2 | U | A |
|---|---|---|---|---|---|
| Plaster/Drywall | | X | X | | |
| Panelled Wall | | X | | | |
| Unfinished Wall | X | | | | |
| Floor/Hardwood | | | X | | |
| Floor/Pine | | X | | | |
| Floor/Carpet | | X | X | | |
| Floor/Concrete | X | | | | |
| Number of Rooms | | 2 | 4 | 2 | |
| Bedrooms | | | 2 | 2 | |
| Central Heat | | | A | | |
| ELECTRIC | | | | | |
| Heat Pump | | | A | | |
| Central A/C | | | A | | |
| Plumbing | | | | | |
| Standard | | 1 | | | |
| Extra 2 Fixture | | 1 | | | |

| | |
|---|---|
| Air Conditioning | 3580 |
| Plumbing | 1400 |
| Garages and Carports | 13820 |
| Extra Features | 2880 |
| Total Value | 149100 |
| 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 | | 1279 | | C | OLD/GD | 149100 | .40 | | 134190 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 50.00 | 132 | 94 | 138 | 130 | 6500 | 6500 |

Call Back: Sign: PSN Date: 2015-02-04 Lister: