PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-250066.0000 RES
H89 2026

sale

2023 GOS PROPERTIES LLC	2013-04-25	
2024 GOS PROPERTIES LLC	2013-04-25	
2025 GOS PROPERTIES LLC	2013-04-25	
2026 GOS PROPERTIES LLC	2013-04-25 I G WMS 28	
527 W NORTH ST	5QC	
	$0	
KENTON OH 43326		

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

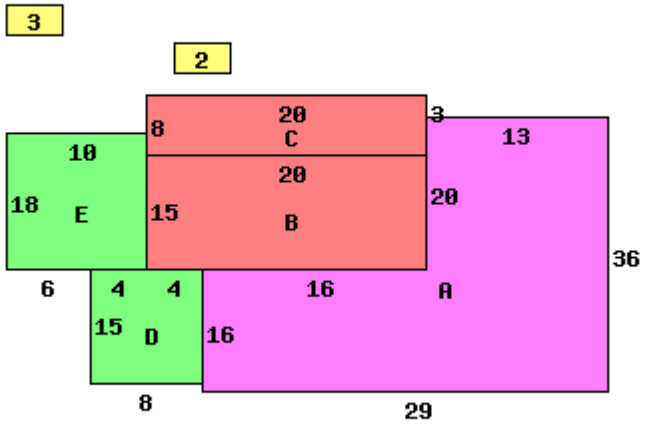
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	8830	8830	8830	8830		8830	10140	10150
Bldg100%	60140	60140	60140	60140		60140	82060	82050
Totl100%	68970t	68970t	68970t	68970t		68970t	92200t	92200t
Cauv100%								
Tax Value:								
Land 35%	3090	3090	3090	3090		3090	3550	3550
Bldg 35%	21050	21050	21050	21050		21050	28720	28720
Totl 35%	24140t	24140t	24140t	24140t		24140t	32270t	32270t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	992.54	1050.02	1043.10	1043.10	1043.10			
Sp-Asmnt	21.17	30.39	190.39	190.39				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		724		a	*MAIN
1	F/C	A		300		b	ADDTN
1	F/C	A		160		c	ADDTN
	OFP	P		120	3600	d	PORCH
	STP	P		180	720	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
190	5	2013-04-25	GOS PROPERTIES LLC	5QC	*	0	7060	41290
219	4	2009-07-30	GOSLEE DEAN M	4WD	*	0	6540	47540
573	1	1991-07-19		1UN	*	0	0	29030
888	0	1987-10-19			*	25000	0	29030

Year	Land	Bldg	Total	Net Tax
2022	2160	20070	22230	1038.44
2021	2160	20070	22230	1042.22

project			ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			
539	DELQ WATER - KENTON CORP	XA/2025			
540	DELQ SEWER - KENTON CORP	XA/2025			
642	TRASH-KENTON CITY	XA/2025			



527 W NORTH ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1184	104890
	Part Upper	FRAME	724	33570
	Basement		516	9850
	Subtotal			148310
Shingle	Roof	GABLE		

	B	1	2	U	A
Panelled Wall			X	X	
Unfinished Wall	X				
Floor/Hardwood			X		
Floor/Carpet			X	X	
Floor/Tile-Lino			X		
Number of Rooms		1	5	3	
Bedrooms			1	3	
Central Heat				A	
FORCED AIR					
Plumbing					
Standard		1			

Extra Features	4320
Total Value	152630
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		1908		C	OLD/FR	152630	.65		80130
2	P	PAT	20X22	440			1973	1320	.65		460
3	Shed		10X16	160		D	2022AV	1540	.05		1460

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	70.0000	70.00	165	105	138	145	10150	10150

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

36-250066.0000-v082020R