

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-250077.0000  
H102

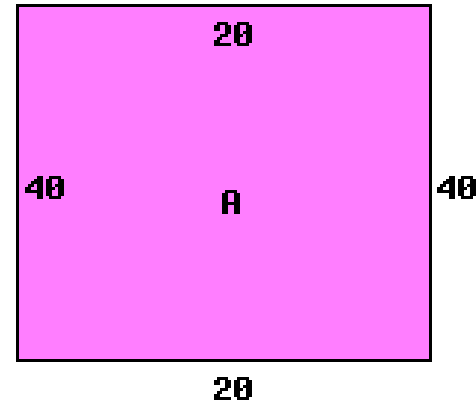
RES  
2025

sale

|                        |                       |
|------------------------|-----------------------|
| 2022 COULSON MICHAEL E | 2013-04-25            |
| 2023 COULSON MICHAEL E | 2013-04-25            |
| 2024 COULSON MICHAEL E | 2013-04-25            |
| 2025 COULSON MICHAEL E | 2013-04-25 I G WMS 17 |
| 436 W CARROL ST        | 2WD                   |
| KENTON OH 43326        | \$30,000              |

|            |         |         |         |         |         |
|------------|---------|---------|---------|---------|---------|
| Eff Rate:- | 50.59   | 44.66   | 47.03   | 46.74   | a/r     |
| Tax Year   | 2022    | 2023    | 2024    | 2025    | 2025    |
| Prop Cls   | 510     | 510     | 510     | 510     | 510     |
| Acres      |         |         |         |         |         |
| Land100%   | 5830    | 8310    | 8310    | 8310    | 8310    |
| Bldg100%   | 71260   | 78430   | 78430   | 78430   | 78430   |
| Totl100%   | 77090t  | 86740t  | 86740t  | 86740t  | 86740t  |
| Cauvl00%   |         |         |         |         |         |
| Tax Value: |         |         |         |         |         |
| Land 35%   | 2040    | 2910    | 2910    | 2910    | 2910    |
| Bldg 35%   | 24940   | 27450   | 27450   | 27450   | 27450   |
| Totl 35%   | 26980t  | 30360t  | 30360t  | 30360t  | 30360t  |
| Hmstd35%   |         |         |         |         |         |
| Owner Oc   |         |         |         |         |         |
| Hmstd RB   |         |         |         |         |         |
| Net Tax    | 1260.32 | 1248.30 | 1320.58 | 1311.88 | 1311.88 |
| Sp-Asmnt   | 21.53   | 21.53   | 32.82   | 32.82   |         |

|                               |             |                         |               |              |                      |                 |                 |
|-------------------------------|-------------|-------------------------|---------------|--------------|----------------------|-----------------|-----------------|
| SHB+<br>1                     | CONS<br>F/C | TYPE<br>M               | FACT          | SQ-FT<br>800 | VALUE                | a               | *MAIN           |
| Sale#<br>191                  | #p<br>2     | sale date<br>2013-04-25 | To<br>COULSON | MICHAEL E    | Type/Invalid?<br>2WD | Sale\$<br>30000 | co:land<br>6660 |
| Year                          | Land        | Bldg                    | Total         | Net Tax      |                      |                 |                 |
| 2021                          | 2040        | 24940                   | 26980         | 1264.92      |                      |                 |                 |
| 2020                          | 2040        | 24940                   | 26980         | 1098.68      |                      |                 |                 |
| p r o j e c t                 |             |                         |               |              |                      |                 |                 |
| 902 MAIN DISTRICT CONSERVANCY |             |                         |               | XA/2025      | ben acres / % factor |                 |                 |
| 500 HARDIN COUNTY LANDFILL    |             |                         |               | XA/2025      |                      |                 |                 |



436 W CARROL ST 43326

|                           |                        |               |
|---------------------------|------------------------|---------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |               |
| Story Height 1            | Sq-Ft                  | Value         |
| Floor Level               | 800                    | 97750         |
| Metal                     | Subtotal               | 97750         |
| Plaster/Drywall           | Roof                   |               |
| Floor/Carpet              | B 1 2 U A              |               |
| Number of Rooms           | D                      | Total Value   |
| Bedrooms                  | X                      | 97750         |
| Central Heat              | 4                      | PUB SIDEWALK  |
| Plumbing                  | 1                      | Neighborhood: |
| Standard                  | A                      | Code:         |
|                           |                        | Dwl/Gar/NC%   |
|                           |                        | 3670          |
|                           |                        | 1.0900        |

|            |                    |                       |       |                 |                |                   |                   |               |
|------------|--------------------|-----------------------|-------|-----------------|----------------|-------------------|-------------------|---------------|
| Bldg Type  | SHB+Cons           | DixHt                 | Unit  | Blt/Renov       | Replace        | Phy               | Fnc               | True          |
| 1 DWELLING | 1 F/C              | FtxFt                 | Area  | Grade           | Value          | Dpr               | Dpr               | Value         |
|            |                    | 800                   |       | D               | 2014AV         | .08               |                   | 78420         |
| front lot  | acres/<br>frontage | effective<br>frontage | depth | depth<br>factor | actual<br>rate | effective<br>rate | extended<br>value | true<br>value |
|            | 66.0000            | 66.00                 | 165   | 105             | 120            | 126               | 8320              | 8320          |