

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-250087.0000
E53

RES
2025

sale

Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

2022	SHELDON TARA	2020-10-05	
2023	SHELDON TARA	2020-10-05	
2024	SHELDON TARA	2020-10-05	
2025	SHELDON TARA	2020-10-05	I G WMS 7
	464 W COLUMBUS ST	LWD	
	KENTON OH 43326	\$63,000	

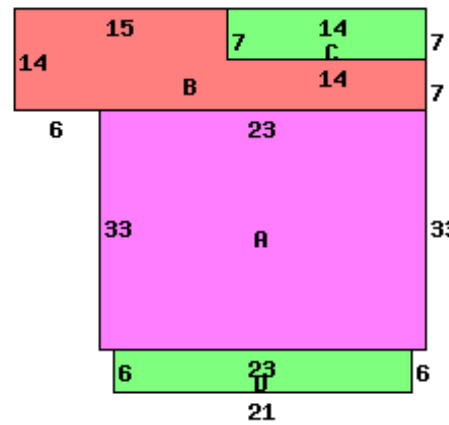
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5290	7570	7570	7570	7560
Bldg100%	50290	61510	61510	61510	61520
Totl100%	55570t	69090t	69090t	69090t	69080t
Cauvl00%					
Tax Value:					
Land 35%	1850	2650	2650	2650	2650
Bldg 35%	17600	21530	21530	21530	21530
Totl 35%	19450t	24180t	24180t	24180t	24180t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	908.56	994.20	1051.76	1044.84	
Sp-Asmnt	21.15	21.15	31.02	31.02	

SHB+	CON	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 Q	B	M		759			
1	F/C	A		308			ADDTN
	EFF	P		98	3920		PORCH
	OFF	P		126	3780		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
459	1	2020-10-05	SHELDON TARA	LWD	63000	5030	41770
398	1	2020-10-05	FOX JEREMY L	LQC *	0	5030	41770
83	1	2014-03-18	FOX JEREMY L	LWD *	25000	6060	43830
574	1	2011-12-22	TROYER MARCUS & LEAH	LWD *	19000	6060	43830
423	1	2011-09-28	CLEARVUE OPPORTUNITY IX L	LSH *	18000	7000	56170
606	1	2004-09-21	HOENSHEL CHRIS & NEDRA	LWD	56000	6000	50970
322	1	2003-07-10	WEAVER PHILLIP L & DEBOR	LQC *	0	6000	50970
283	1	2001-06-18	WELLS JAMES R	LWD	59900	6000	42140
233	1	2000-06-06	WEAVER PHILLIP L	LWD *	0	6000	42140
524	1	1999-09-07	SECRETARY OF HUD	IDD	36000	6310	29890
262	1	1997-05-13	DYE LARRY S & AMY	LWD	48500	6310	29890
922	1	1990-11-14		LUN *	36000	0	25630

Year	Land	Bldg	Total	Net Tax
2021	1850	17600	19450	911.88
2020	1850	17600	19450	792.04

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



464 W COLUMBUS ST 43326

Occupancy		1 Single Family		*DWELLING COMPUTATIONS	
		Sq-Ft	Value		
Story Height	1Q				
Floor Level	Main	BRICK	1067	113000	
	Qtr Story	BRICK	759	3270	
	Subtotal			116270	
Shingle	Roof	GABLE			
	B 1 2 U A				
Plaster/Drywall		X	759 sq ft	Attic Finish	12040
Panelled Wall	X			Air Conditioning	3340
Floor/Pine	X	X		Extra Features	7700
Floor/Carpet	X	X		Total Value	139350
Number of Rooms	7	2			
Bedrooms	2	2		PUB SIDEWALK	
Central Heat	A			Neighborhood:	
FORCED AIR				Code:	3670
Central A/C	A			Dwl/Gar/NC%	1.0900
Plumbing					
Standard	1				

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 QB	Area	Rate	Grade	Cond	Value	Dpr	Value
2 Shed	*NV	10X10	100	C-	OLD/AV	125420	.55	61520
		effective	depth	actual	effective	extended		
front lot	60.0000	60.00	165	105	120	7560		7560