PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-250094.0000 RES
E63 2026

sale

2023 HEILMAN MICHAEL J	2007-10-25	
2024 HEILMAN MICHAEL J	2007-10-25	
2025 MIKES RENTALS LLC	2024-09-26	
2026 MIKES RENTALS LLC	2024-09-26	I G WMS W PT 1
428 W COLUMBUS ST	9WD	
	$0	
KENTON OH 43326		

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

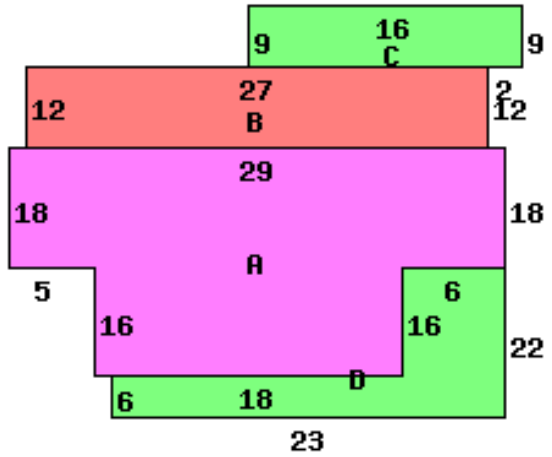
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4660	4660	4660	4660		4660	5370	5370
Bldg100%	74970	74970	74970	74970		74970	103170	103170
Totl100%	79630t	79630t	79630t	79630t		79630t	108540t	108540t
Cauv100%								
Tax Value:								
Land 35%	1630	1630	1630	1630		1630	1880	1880
Bldg 35%	26240	26240	26240	26240		26240	36110	36110
Totl 35%	27870t	27870t	27870t	27870t		27870t	37990t	37990t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1145.92	1212.26	1204.28	1204.28	1204.28			
Sp-Asmnt	21.05	32.10	32.10	32.10				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1TB	F	M		810		a	*MAIN
1	F/C	A		324		b	ADDTN
	PAT	P		144	430	c	PORCH
	OFP	P		234	7020	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
431	9	2024-09-26	MIKES RENTALS LLC	9WD	*	0	4660	74970
587	1	2007-10-25	HEILMAN MICHAEL J	1WD		17000	4060	43200
170	1	2007-04-11	DEUTSCHE BANK NATIONAL T	1SH		25333	4060	43200
710	1	2005-10-20	RIGGS KENNETH A & JAMIE	1SD		80000	3710	38290
111	1	2005-02-18	WEAVER PHILLIP	1WD		33500	3710	38290
695	1	1990-08-29		1UN	*	12000	0	24710

Year	Land	Bldg	Total	Net Tax
2022	1140	17050	18190	849.72
2021	1140	17050	18190	852.82

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



428 W COLUMBUS ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1134	104660
	Part Upper	FRAME	810	42570
	Basement		810	15150
	Subtotal			162380
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		P P	Extra Features	7450
Unfinished Wall	X		Total Value	169830
Floor/Carpet		X X		
Floor/Tile-Lino		L L	PUB SIDEWALK	
Number of Rooms	1	4 3		
Bedrooms		3	Neighborhood:	
			Code:	3670
Central Heat		A	Dwl/Gar/NC%	1.5000
FORCED AIR				
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	1HB F		1944		C	OLD/AV	169830	.55	.10	103170

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	37.0000	37.00	165	105	138	145	5370	5370

Call Back: Sign: PSN Date: 2015-04-09 Lister: 36-250094.0000-v082020R