

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-270016.0000
X54

RES
2025

sale

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

2022	BARNES DAVID JAMES &	2007-08-03
2023	BARNES DAVID JAMES &	2007-08-03
2024	NICHOLS BRIAN E & MAR	2023-11-22
2025	NICHOLS BRIAN E & MARIA	2023-11-22
	339 & 339 1/2 N MAIN ST	HOLMES 1
		LSD
		\$136,000
	KENTON OH 43326	

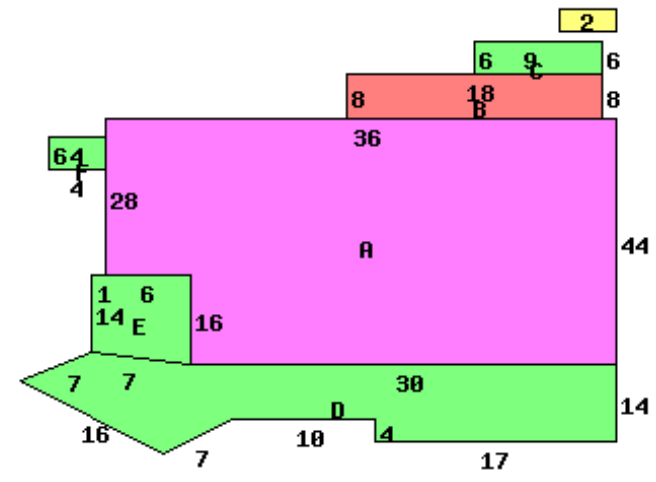
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	520	520	520	520	520
Acres					
Land100%	8600	9800	9800	9800	9800
Bldg100%	94860	108460	108460	108460	108460
Totl100%	103460t	118260t	118260t	118260t	118260t
Cauv100%					
Tax Value:					
Land 35%	3010	3430	3430	3430	3430
Bldg 35%	33200	37960	37960	37960	37960
Totl 35%	36210t	41390t	41390t	41390t	41390t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1691.48	1701.80	1800.36	1788.50	
Sp-Asmnt	57.59	57.59	70.29	70.29	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		1488			
2 B	F	A		144		b	ADDTN
	WDD	P		54	810	c	PORCH
	OFF	P		503	15090	d	PORCH
	OFF	P		105	4200	e	PORCH
	OFF	P		24	720	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
511	1	2023-11-22	NICHOLS BRIAN E & MARIA L	LSD	136000	9800	108460
401	1	2007-08-03	BARNES DAVID JAMES & SHA	LWD	128000	7970	90570
717	1	2003-12-05	WINGFIELD BRADLEY R	LWD	93000	7260	83660
642	1	2001-12-04	BOWMAN MATTHEW S	LWD	98000	7290	69110
1077	1	1993-11-01	GOECKE PHILLIP V	LWD	70500	0	51000
1090	1	1991-12-31		LWD	48000	0	44110

Year	Land	Bldg	Total	Net Tax
2021	3010	33200	36210	1697.64
2020	3010	33200	36210	1474.56

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



339 & 339 1/2 N MAIN ST 43326

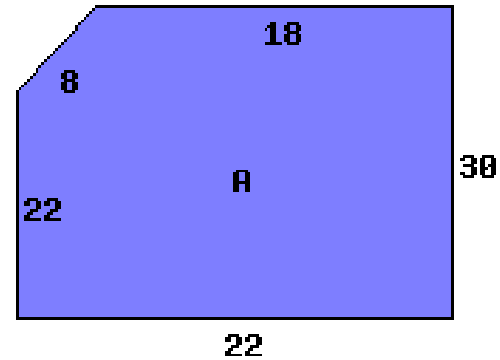
Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	2	Sq-Ft Value
Floor Level	Main	FRAME 1632 125210
	Full Upper	FRAME 1632 75120
	Basement	336 6530
	Subtotal	206860
Shingle	Roof	HIP
	B 1 2 U A	
Plaster/Drywall	X X	1 / Extra Living Units 3500
Panelled Wall	X	Plumbing 3500
Unfinished Wall	X	Extra Features 20820
Floor/Hardwood	X X	Total Value 234680
Number of Rooms	1 5 5	
Bedrooms	2 4	PUB SIDEWALK
Central Heat	A	Neighborhood:
HOT WATER		Code: 3720
Plumbing		Dwl/Gar/NC% .9600
Standard	2	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	FtxFt	Area	Grade	Cond	Dpr	Dpr	Value
2 P	PAT	14X24	3264	B-	OLD/FR	.65	.10	85160
			336	D+	2002AV	.55		390
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
	57.9100	58.00	132	94	180	169	9800	9800

Call Back: Sign: PSN Date: 2014-11-19 Lister: 36-270016.0000-v082020R
Call Back: Sign: PSN Date: 2014-11-19 Lister:

CAMA / Cont: 1

SHB+ CONS TYPE FACT SQ-FT VALUE
F F G 644 15460 a GRAGE



339 & 339 1/2 N MAIN ST

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	644	51640
Shingle	Subtotal	51640
	Full Upper	FRAME
	Roof	GABLE
Plaster/Drywall	B 1 2 U A	
Panelled Wall	X	Heating -820
Unfinished Wall	X	Garages and Carports 15460
Floor/Hardwood	X	Total Value 66280
Floor/Pine	X	
Number of Rooms	3	
Bedrooms	1	
Plumbing Standard	1	

Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
3 DWELLING			644		D	OLD/AV	53020	.55		22910

Call Back: - - - - Sign: Date: Lister: 36-270016.0000-v082020R