PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-270018.0000 RES
X56 2025

sale

2022	CARLSON PAUL E & DANI	2016-02-16
2023	KEARNS SHERRY LYNNE	2022-05-16
2024	KEARNS SHERRY LYNNE	2022-05-16
2025	HOLCOMB KYLE & JENNAH	2024-05-15 HOLMES S PT 5
	349 N MAIN ST	1SD
		$200,000
	KENTON OH 43326	
2026	FINN PATRICK	2025-07-24
	349 N MAIN ST	1WD
	KENTON OH 43326	

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

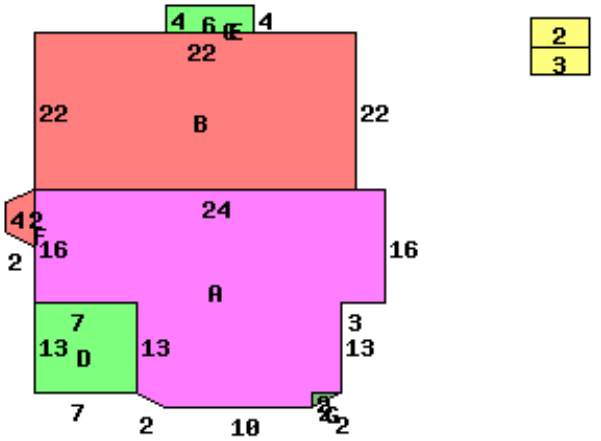
	2022	2023	2024	2025				CAMA
Tax Year								
Prop Cls	510	510	510	510				510
Acres								
Land100%	4890	5570	5570	5570				5580
Bldg100%	98290	128600	128600	128600				128590
Totl100%	103170t	134170t	134170t	134170t				134170t
Cauv100%								
Tax Value:								
Land 35%	1710	1950	1950	1950				1950
Bldg 35%	34400	45010	45010	45010				45010
Totl 35%	36110t	46960t	46960t	46960t				46960t
Hmstd35%				46550				
Owner Oc	35.02	41.56	41.52	41.04	hmstd	1950 l	44600 b	
Hmstd RB								
Net Tax	1651.80	1889.26	2001.12	1988.12				
Sp-Asmnt	21.83	21.83	115.71	269.45				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		590		a	*MAIN
1 A	F/C	A		484		b	ADDTN
	STP	P		24	100	c	PORCH
	OFP	P		91	2730	d	PORCH
	CAN	P		24	190	e	PORCH
1 B	F	A		12		f	ADDTN
	OH	P		2	80	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
324	1	2025-07-24	FINN PATRICK	1WD		218000	5570	128600
186	1	2024-05-15	HOLCOMB KYLE & JENNAH	1SD		200000	5570	128600
234	1	2022-05-16	KEARNS SHERRY LYNNE	1WD		169900	4890	98290
39	1	2016-02-16	CARLSON PAUL EDWARD &	1SD		80000	5800	64570
386	1	2015-08-11	BURCHIEL JAMES L JR & SHA	1SD	*	40000	5800	64570
338	1	2010-07-15	STUEBS KENT O	1WD		86000	4800	60170
618	1	1999-10-12	GRUBBS JR BERT	1WD		71000	5460	34570
490	1	1998-08-21	CUBILLA CARMELO & JAYNE	1WD		70000	5460	34570
1063	1	1994-11-14	KEARNS RONALD	1CT	*	0	0	38200

Year	Land	Bldg	Total	Net Tax
2021	1710	34400	36110	1657.96
2020	1710	34400	36110	1435.18

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



349 N MAIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height	2			
Floor Level	Main	FRAME	1086	104470
	Full Upper	FRAME	590	48580
	Qtr Story	FRAME	462	2040
	Basement		320	6220
	Subtotal			161310
Slate	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	Plumbing	1400
Unfinished Wall	X X	Extra Features	3100
Floor/Hardwood	X X	Total Value	165810
Number of Rooms	1 4 3 1		
Bedrooms	3	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
HOT WATER		Code:	3720
Plumbing		Dwl/Gar/NC%	.9600
Standard	1		
Extra 2 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		1676		C+	OLD/VG	182390	.30		122570
2	Garage		22X24	528		C	OLD/GD	12670	.60		4870
3	P	OFP0	4X24	96		C	OLD/GD	2880	.60		1150

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	32.9100	33.00	132	94	180	169	5580	5580

Call Back: Sign: PSN Date: 2014-11-19 Lister:

36-270018.0000-v082020R