

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-270026.0000
Y56

RES
2025

sale

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

2022 POLAND DUSTIN E & DAN	2015-09-14
2023 POLAND DUSTIN E & DAN	2015-09-14
2024 DEL RIO CHYNA D	2023-01-20
2025 DEL RIO CHYNA D	2023-01-20 S JENNINGS 12
507 N MAIN ST	LWD
KENTON OH 43326	\$136,000

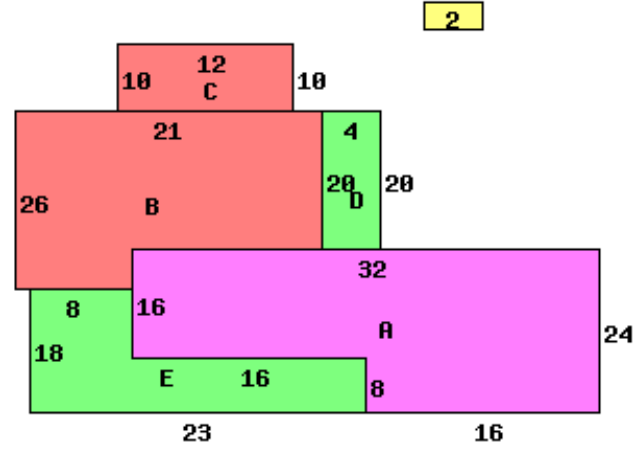
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	7400	8460	8460	8460	8450
Land100%	60030	73340	73340	73340	73330
Bldg100%	67430t	81800t	81800t	81800t	81780t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	2590	2960	2960	2960	2960
Bldg 35%	21010	25670	25670	25670	25670
Totl 35%	23600t	28630t	28630t	28630t	28620t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1102.44	1177.18	1245.34	1237.12	
Sp-Asmnt	21.00	25.00	21.00	24.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		640		b	ADDTN
1	F/C	A		468		c	ADDTN
1	F/C	A		120		d	PORCH
	EFF	P		80	3200	e	PORCH
	OFF	P		254	7620		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
31	1	2023-01-20	DEL RIO CHYNA D	LWD	136000	7400	60030
469	1	2015-09-14	POLAND DUSTIN E & DANIELL	LSL	65000	8800	49630
417	1	2011-09-26	WITHEROW WENDY JO	LWD	57000	7260	56710
445	1	2010-11-16	SCHWARTZ MARY ANNE ETAL	LCT *	0	7260	56710

Year	Land	Bldg	Total	Net Tax
2021	2590	21010	23600	1106.44
2020	2590	21010	23600	961.04

Project	ben acres	/ %	factor
131 BLANCHARD RIVER MAINT			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
235 KELLOGG #983 - BLANCHARD			XA/2025



507 N MAIN ST 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height	1H		1228	105140
Floor Level	Main	FRAME	640	31730
	Part Upper	FRAME	480	9190
	Basement			146060
	Subtotal			
Metal	Roof	GABLE		
	B 1 2 U A			
	X X			
Plaster/Drywall		Air Conditioning		3420
Unfinished Wall	X	Plumbing		1400
Floor/Hardwood	X X	Extra Features		10820
Floor/Carpet	X	Total Value		161700
Number of Rooms	1 4 3			
Bedrooms	2	PUB SIDEWALK		
Central Heat	A	Neighborhood:		
FORCED AIR		Code:		3720
Central A/C	A	Dwl/Gar/NC%		.9600
Plumbing				
Standard	1			
Extra 2 Fixture	1			

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1HB F	FtxFt	Area	Grade	Cond	Value	Dpr Dpr
2 Garage		18X24	432	C	OLD/AV	161700	.55 69850
				C	OLD/AV	10370	.65 3480
front lot	acres/	effective	depth	actual	effective	extended	true
	frontage	frontage	depth	factor	rate	value	value
	50.0000	50.00	132	94	180	169	8450
							8450