

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	1WD
KENTON OH 43326	\$136,000

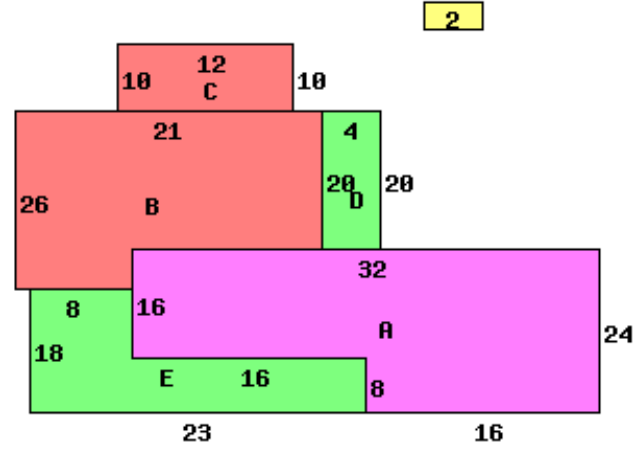
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	7400	8460	8460	8460	8450
Bldg100%	60030	73340	73340	73340	73330
Totl100%	67430t	81800t	81800t	81800t	81780t
Cauv100%					
Tax Value:					
Land 35%	2590	2960	2960	2960	2960
Bldg 35%	21010	25670	25670	25670	25670
Totl 35%	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	1WD	136000	7400	60030
469	1	2015-09-14	POLAND DUSTIN E & DANIELL	1SD	65000	8800	49630
417	1	2011-09-26	WITHEROW WENDY JO	1WD	57000	7260	56710
445	1	2010-11-16	SCHWARTZ MARY ANNE ETAL	1CT *	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	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	1228 105140
	Part Upper	FRAME	640 31730
	Basement		480 9190
	Subtotal		146060
Metal	Roof	GABLE	
	B 1 2 U A		
	X X	Air Conditioning	3420
	X	Plumbing	1400
	X X	Extra Features	10820
	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