

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-280001.0000
YY73

COM
2025

sale

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

| | |
|----------------------|-----------------------------|
| 2022 NICHOLS JESSICA | 2020-03-30 |
| 2023 NICHOLS JESSICA | 2020-03-30 |
| 2024 NICHOLS JESSICA | 2020-03-30 |
| 2025 NICHOLS JESSICA | 2020-03-30 KENTON COURT 1-4 |
| 935 N DETROIT ST | 1QC |
| KENTON OH 43326 | \$0 |

| | | | | | |
|------------|--------|---------|---------|---------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 455 | 455 | 455 | 455 | 455 |
| Acres | | | | | |
| Land100% | 24400 | 34860 | 34860 | 34860 | 34850 |
| Bldg100% | 24060 | 22200 | 22200 | 22200 | 22200 |
| Totl100% | 48460t | 57060t | 57060t | 57060t | 57050t |
| Cauvl00% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 8540 | 12200 | 12200 | 12200 | 12200 |
| Bldg 35% | 8420 | 7770 | 7770 | 7770 | 7770 |
| Totl 35% | 16960t | 19970t | 19970t | 19970t | 19970t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 974.38 | 1077.90 | 1127.66 | 1121.76 | |
| Sp-Asmnt | 132.00 | 160.00 | 144.00 | 147.00 | |

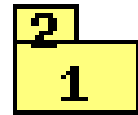
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|---------------------|------------|
| 2027 NICHOLS ADAM L | 2026-03-03 |
| 935 N DETROIT ST | 1QC |
| KENTON OH 43326 | |

362800020000
362800030000
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| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| 114 | 1 | 2026-03-03 | NICHOLS ADAM L | 1QC * | 0 | 34860 | 22200 |
| 140 | 1 | 2020-03-30 | NICHOLS JESSICA | 1QC * | 0 | 23230 | 24060 |
| 108 | 1 | 2004-03-11 | LARGE JAMES M JR | 1QC * | 0 | 23230 | 20770 |
| 450 | 1 | 2003-09-30 | LARGE JAMES M JR | 1QC * | 0 | 23230 | 17690 |
| 449 | 1 | 2003-09-30 | LARGE ROSEMARY L | 1FD * | 0 | 23230 | 17690 |
| 222 | 1 | 2003-05-02 | LARGE ROSEMARY L TRUSTEE | 1QC * | 0 | 23230 | 17690 |
| 221 | 1 | 2003-05-02 | LARGE ROSEMARY L | 1QC * | 0 | 23230 | 17690 |
| 330 | 1 | 1991-05-07 | | 1UN * | 35000 | 0 | 31000 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|------|-------|---------|
| 2021 | 8540 | 8420 | 16960 | 981.26 |
| 2020 | 8540 | 8420 | 16960 | 877.22 |

| project | ben acres | / | % | factor |
|----------------------------------|-----------|---|---|---------|
| 921 BLANCHARD RIVER MAINT | | | | XA/2023 |
| 500 HARDIN COUNTY LANDFILL | | | | XA/2025 |
| 131 BLANCHARD RIVER MAINT | | | | XA/2025 |
| 235 KELLOGG #983 - BLANCHARD | | | | XA/2025 |
| 336 DULIN #1099 - BLANCHARD MAIN | | | | XA/2025 |



935 N DETROIT 43326

PUB SIDEWALK
Neighborhood:
Code:
Dwl/Gar/NC%

3610
.9000

| Bldg Type | SHB+Cons | DixHt | Area | Unit Rate | Grade | Blt/Renov | Replace | Phy Dpr | Fnc Dpr | True Value |
|-----------|----------|--------------------|-------|---------------------|----------------|----------------|------------|---------|---------|------------|
| 1 COM GAR | | 1740 | 50.72 | C | 1957FR | 88250 | .80 | | | 17650 |
| 2 STORAGE | | 420 | 12.00 | C | 2002AV | 5040 | .50 | | | 2520 |
| 3 Paving | | 9000 | 1.50 | C | 1957PR | 13500 | .85 | | | 2030 |
| 4 CARPORT | *PP | 18X20 | 360 | | OLD/AV | 0 | | | | 0 |
| front lot | | effective frontage | depth | actual depth factor | effective rate | extended value | true value | | | |
| | | 121.00 | 139 | 96 | 300 | 288 | 34850 | 34850 | | |

Call Back: Sign: PSN Date: 2015-02-06 Lister: 36-280001.0000-v082020R