

PLEASANT TWP  
KENTON CORP

00350

REAL PROPERTY RECORD

Hardin County, Ohio  
Michael T. Bacon, Auditor

04:59 PM

36-280044.0000  
YY06

RES  
2025

|                            |                      |                                                 |        |        |        |        |        |        |
|----------------------------|----------------------|-------------------------------------------------|--------|--------|--------|--------|--------|--------|
| Sale                       |                      | Eff Rate: - 50.59 — 44.66 — 47.03 — 46.74 — a/r |        |        |        |        |        |        |
| 2022 SMITH GEORGE F & PATR | 2010-07-26           | Tax Year                                        | 2022   | 2023   | 2024   | 2025   | 2025   | CAMA   |
| 2023 SMITH PATRICIA LEE    | 2022-05-13           | Prop Cls                                        | 599    | 599    | 599    | 599    | 599    | 599    |
| 2024 SMITH PATRICIA LEE    | 2022-05-13           | Acres                                           | .2200  | .2200  | .2200  | .2200  | .2200  |        |
| 2025 SMITH PATRICIA LEE    | 2022-05-13           | Land100%                                        | 5830   | 8400   | 8400   | 8400   | 8400   | 9600   |
| W PATTISON AVE             | 3AF ALLEY 44-46 .22A | Bldg100%                                        | 4310   | 5540   | 5540   | 5540   | 5540   | 5530   |
|                            | \$0                  | Totl100%                                        | 10140t | 13940t | 13940t | 13940t | 13940t | 15130t |
|                            |                      | Cauv100%                                        |        |        |        |        |        |        |
|                            |                      | Tax Value:                                      |        |        |        |        |        |        |
|                            |                      | Land 35%                                        | 2040   | 2940   | 2940   | 2940   | 2940   | 3360   |
|                            |                      | Bldg 35%                                        | 1510   | 1940   | 1940   | 1940   | 1940   | 1940   |
|                            |                      | Totl 35%                                        | 3550t  | 4880t  | 4880t  | 4880t  | 4880t  | 5300t  |
|                            |                      | Hmstd35%                                        |        |        |        |        |        |        |
|                            |                      | Owner 0c                                        |        |        |        |        |        |        |
|                            |                      | Hmstd RB                                        |        |        |        |        |        |        |
|                            |                      | Net Tax                                         | 165.84 | 200.64 | 212.26 | 210.88 | 210.88 |        |
|                            |                      | Sp-Asmnt                                        | 9.00   | 30.00  | 18.00  | 18.00  |        |        |

|               |                              |            |                           |               |           |         |         |
|---------------|------------------------------|------------|---------------------------|---------------|-----------|---------|---------|
| 362800450000  |                              |            |                           |               |           |         |         |
| 362800460000  |                              |            |                           |               |           |         |         |
| Sale#         | #p                           | sale date  | To                        | Type/Invalid? | Sale\$    | co:land | co:bldg |
| 231           | 3                            | 2022-05-13 | SMITH PATRICIA LEE        | 3AF *         | 0         | 5830    | 4310    |
| 289           | 3                            | 2010-07-26 | SMITH GEORGE F & PATRICIA | 3WD *         | 0         | 6200    | 0       |
| 97            | 1                            | 1991-02-08 |                           | 1UN *         | 0         | 3910    | 0       |
| Year          | Land                         | Bldg       | Total                     | Net Tax       |           |         |         |
| 2021          | 2040                         | 1510       | 3550                      | 166.42        |           |         |         |
| 2020          | 2040                         | 1510       | 3550                      | 144.56        |           |         |         |
| p r o j e c t |                              |            |                           |               | ben acres | / %     | factor  |
| 131           | BLANCHARD RIVER MAINT        |            |                           | XA/2025       |           |         |         |
| 336           | DULIN #1099 - BLANCHARD MAIN |            |                           | XA/2025       |           |         |         |
| 921           | BLANCHARD RIVER MAINT        |            |                           | XA/2023       |           |         |         |

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W PATTISON AVE

|                                                                         |           |                            |                       |         |                 |                         |                   |                   |            |     |               |
|-------------------------------------------------------------------------|-----------|----------------------------|-----------------------|---------|-----------------|-------------------------|-------------------|-------------------|------------|-----|---------------|
| PUB SIDEWALK<br>Neighborhood:<br>Code:<br>Dwl/Gar/NC%<br>3670<br>1.5000 | Bldg Type | SHB+Cons                   | DixHt                 | Area    | Unit            | Grade                   | Blt/Renov         | Replace           | Phy        | Fnc | True          |
|                                                                         | 1 Garage  |                            | FtxFt<br>24X24        | 576     | Rate            | C                       | Cond<br>1987GD    | Value<br>13820    | Dpr<br>.60 | Dpr | Value<br>5530 |
|                                                                         | front lot | acres/<br>frontage         | effective<br>frontage | depth   | depth<br>factor | actual<br>rate          | effective<br>rate | extended<br>value |            |     | true<br>value |
|                                                                         |           | 75.0000                    | 75.00                 | 131     | 93              | 138                     | 128               | 9600              |            |     | 9600          |
| Call Back:                                                              |           | Sign: PSN Date: 2015-02-06 |                       | Lister: |                 | 36-280044.0000-v082020R |                   |                   |            |     |               |