

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-280151.0000
YY55

RES
2025

sale

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

2022	MANN'S JAYSON	2017-11-30	
2023	MANN'S JAYSON	2017-11-30	
2024	MANN'S JAYSON	2017-11-30	
2025	MANN'S JAYSON	2017-11-30	
311 HAYES AVE		1	& PT 154
KENTON OH 43326		\$81,500	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5660	10770	10770	10770	10780
Bldg100%	77890	87690	87690	87690	87680
Totl100%	83540t	98460t	98460t	98460t	98460t
Cauv100%					
Tax Value:					
Land 35%	1980	3770	3770	3770	3770
Bldg 35%	27260	30690	30690	30690	30690
Totl 35%	29240t	34460t	34460t	34460t	34460t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1365.90	1416.88	1498.92	1489.02	
Sp-Asmnt	30.00	58.00	42.00	45.00	

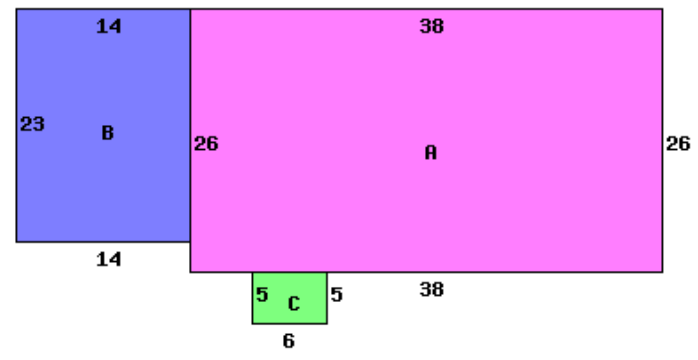
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		988			
	F	G		322	7730	b	GRAGE
	STP	P		30	120	c	PORCH

#: 152, 153, 179 L/W
362801520000
362801530000
362801790000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
491	1	2017-11-30	MANN'S JAYSON		81500	5400	63170
274	1	2015-06-04	FRESHOUR BOYD PERRY &	LWD	70000	5540	64200
30	1	2008-01-18	PATTON HEATHER M	LWD	75000	4000	73630
790	1	2004-12-03	SPARKS TERRISSA	LWD	68000	3630	67290
332	1	2004-07-27	HASTINGS DANIELLE R	LWD *	0	3630	67290
331	1	2004-07-27	FEDERAL HOME LOAN MORTGA	IDD *	0	3630	67290
243	1	1994-03-30	MUNDY WILLIAM E & MARLEN	LWD *	52000	0	0
503	5	1991-06-26		SUN *	48500	0	710

Year	Land	Bldg	Total	Net Tax
2021	1980	27260	29240	1370.88
2020	1980	27260	29240	1190.72

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



311 HAYES AVE 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	988	103720
Shingle	Subtotal	103720
	Main	FRAME
	Roof	GABLE
Plaster/Drywall	D	Garages and Carports 7730
Floor/Carpet	X	Extra Features 120
Floor/Tile-Lino	L	Total Value 111570
Number of Rooms	5	
Bedrooms	3	PUB SIDEWALK
Central Heat	A	Neighborhood:
ELECTRIC		Code: 3710
Plumbing		Dwl/Gar/NC% 1.1800
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C			Grade	Cond	Dpr	Dpr	Value
		Area	Rate	Grade	Value			87680
	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	rate	rate	value	value	
front lot		70.00	89	77	200	154	10780	10780