PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-290034.0000 RES
Y46 2025

sale

2022 WRIGHT CARL & EDNA
2023 WRIGHT CARL & EDNA
2024 WRIGHT CARL & EDNA
2025 WRIGHT CARL & EDNA DAUGHERTYS 36
641 N MAIN ST SEE PCL 36-290034.01 FOR
$0 REST OF SPECIAL ASSESSMEN
KENTON OH 43326

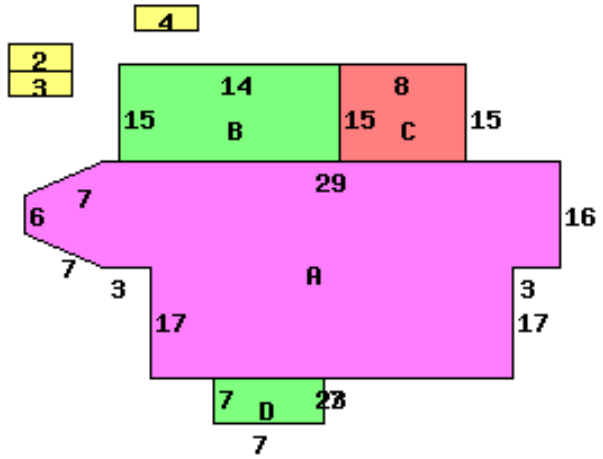
Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

Tax Year	2022	2023	2024	2025	2025			CAMA
Prop Cls	510	510	510	510	510			510
Acres								
Land100%	9630	11000	11000	11000	11000			10990
Bldg100%	21510	26630	26630	26630	26630			26640
Totl100%	31140t	37630t	37630t	37630t	37630t			37630t
Cauv100%								
Tax Value:								
Land 35%	3370	3850	3850	3850	3850			3850
Bldg 35%	7530	9320	9320	9320	9320			9320
Totl 35%	10900t	13170t	13170t	13170t	13170t			13170t
Hmstd35%	10730	12950	12950	12950	12950			
Owner Oc	10.40	11.46	11.44	11.42	11.42	hmstd	3850 l 9100 b	
Hmstd RB								
Net Tax	498.78	530.04	561.40	557.66	557.66			
Sp-Asmnt	21.00	25.00	21.00	24.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		910		a	*MAIN
2	EFP	P		210	16800	b	PORCH
1 B	F	A		120		c	ADDTN
	OFP	P		49	1470	d	PORCH

Year	Land	Bldg	Total	Net Tax
2021	3370	7530	10900	500.64
2020	3370	7530	10900	433.38

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			



641 N MAIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1030	103670
	Full Upper	FRAME	910	59820
	Basement		587	11170
	Subtotal			174660
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X X	Fireplaces	2000
Unfinished Wall	X	Plumbing	2100
Floor/Pine	X X	Extra Features	18270
Number of Rooms	1 4 3	Total Value	197030
Bedrooms	3		
		PUB SIDEWALK	
Fireplace			
Openings	1	Neighborhood:	
Stacks	1	Code:	3720
Central Heat	A	Dwl/Gar/NC%	.9600
FORCED AIR			
Plumbing			
Standard	1		
Extra 3 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		1940		C+	OLD/PR	216730	.75	.50	26010
2	Flat Barn		15X30	450		D	OLD/PR	4320	.80	.50	430
3	Lean-To	*SV	4X30	0			OLD/PR	200			200
4	Pool	*PP		0			2020AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	65.0000	65.00	132	94	180	169	10990	10990

Call Back: Sign: PSN Date: 2015-04-23 Lister:

36-290034.0000-v082020R