

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-290046.0000
VV23

RES
2023

sale

Eff Rate:- 44.63 — 50.76 — 50.59 — 44.66 — a/r

2020 DOWNEY BOYD L	2013-09-13
2021 DOWNEY BOYD L	2013-09-13
2022 DOWNEY BOYD L	2013-09-13
2023 BURCHIEL VICTORIA L	2023-08-10 DAUGHERTY 24
813 N MAIN ST	1WD
KENTON OH 43326	\$142,500 07.1-05-29-046

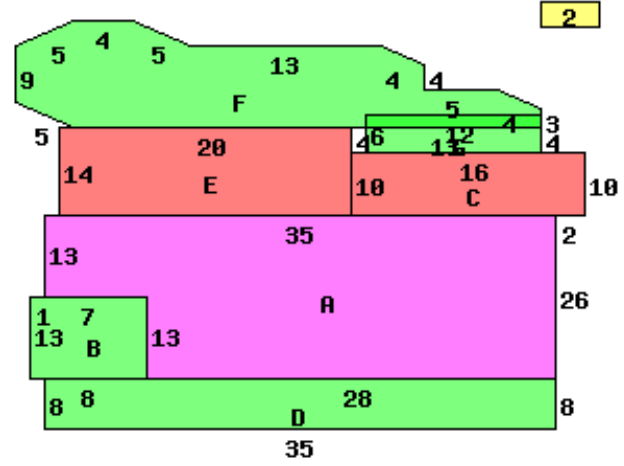
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	8890	8890	8890	10140	10140
Bldg100%	98200	98200	98200	110170	110170
Totl100%	107090t	107090t	107090t	120310t	120310t
Cauv100%					
Tax Value:					
Land 35%	3110	3110	3110	3550	3550
Bldg 35%	34370	34370	34370	38560	38560
Totl 35%	37480t	37480t	37480t	42110t	42110t
Hmstd35%					
Owner Oc	36.62	36.34	36.36	37.26	hmstd 3550 l 38560 b
Hmstd RB	347.76	401.72	400.22	368.96	
Net Tax	1141.88	1319.14	1314.24	1325.20	
Sp-Asmnt	21.00	21.00	21.00	25.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		819		b	PORCH
1 A	EFP	P		104	4160	c	ADDTN
	F/C	A		160		d	PORCH
1	OP	P		280	8400	e	ADDTN
	F/C	A		280		f	PORCH
	DK	P		427	6410	g	PORCH
	BAL	P		72	1080		

Sale#	#p	sale date	To	Type/Invalid?	Sales\$	co:land	co:bldg
312	1	2023-08-10	BURCHIEL VICTORIA L	1WD	142500	8890	98200
332	1	2023-08-10	DOWNEY BOYD L	1AF *	0	8890	98200
424	1	2013-09-13	DOWNEY BOYD L LE	1WD *	0	10570	73110

Year	Land	Bldg	Total	Net Tax
2019	2960	29060	32020	892.58
2018	2960	29060	32020	893.54

project	ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL			XA/2023
131 BLANCHARD RIVER MAINT			XA/2023
921 BLANCHARD RIVER MAINT			XA/2023



813 N MAIN ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME 1259 104080
Full Upper	FRAME 819 58130
Qtr Story	FRAME 160 820
Basement	614 11650
Subtotal	174680
Shingle	Roof HIP
Plaster/Drywall	X X 160 sq ft Attic Finish 3190
Panelled Wall	X X Fireplaces 2000
Unfinished Wall	X Plumbing 1400
Floor/Hardwood	X X Extra Features 20050
Floor/Carpet	X X Total Value 201320
Floor/Tile-Lino	X
Number of Rooms	3 6 4 PUB SIDEWALK
Bedrooms	4 Neighborhood:
Fireplace	Code: 3720
Openings	1 Dwl/Gar/NC% .9600
Stacks	1
Central Heat	A
HOT WATER	
Plumbing	
Standard	1
Extra 2 Fixture	1

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F	24X30	2238		B-	1900AV		241580	.55		104360
2 Garage			720		C	1985A		17280	.65		5810
front lot	acres/ frontage	effective frontage	depth	actual depth	factor	actual rate	effective rate	extended value	true value		
	60.0000	60.00	132	94		180	169	10140	10140		

Call Back:

Sign: PSN Date: 2015-02-25 Lister:

36-290046.0000-v082020R