PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-300055.0000 RES
F50 2026

sale

2023 CARMEAN LANEY LEANN	2022-02-18	
2024 CARMEAN LANEY LEANN	2022-02-18	
2025 CARMEAN LANEY LEANN	2022-02-18	
2026 CARMEAN LANEY LEANN	2022-02-18	CARYS W 58
543 N LEIGHTON ST	1WD	
	$128,000	
KENTON OH 43326		

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

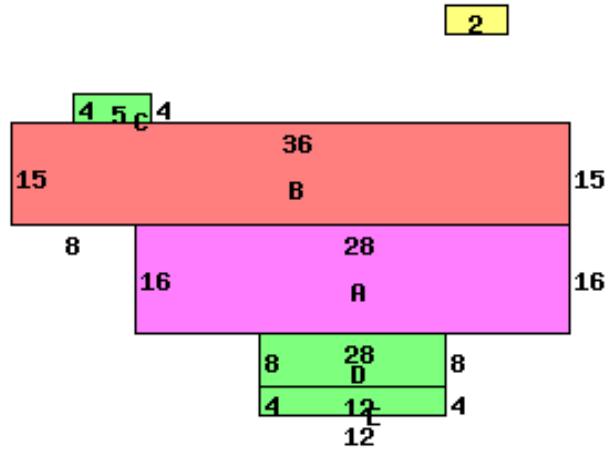
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	7460	7460	7460	7460		7460	8570	8580
Bldg100%	96510	96510	96510	96510		96510	132630	132640
Totl100%	103970t	103970t	103970t	103970t		103970t	141200t	141220t
Cauv100%								
Tax Value:								
Land 35%	2610	2610	2610	2610		2610	3000	3000
Bldg 35%	33780	33780	33780	33780		33780	46420	46420
Totl 35%	36390t	36390t	36390t	36390t		36390t	49420t	49430t
Hmstd35%	36210	36210	36210	36210		36210	49250	
Owner Oc	32.04	32.02	31.92	31.92	31.92	hmstd 2610 l	33600 b	
Hmstd RB								
Net Tax	1464.18	1550.84	1540.50	1540.50	1540.50			
Sp-Asmnt	21.16	33.40	33.40	33.40				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		448		a	*MAIN
1 A	F/C	A		540		b	ADDTN
	EFP	P		20	800	c	PORCH
	EFP	P		96	3840	d	PORCH
	STP	P		48	190	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
88	1	2022-02-18	CARMEAN LANEY LEANN	1WD		128000	5200	59600
161	1	2020-04-15	MODD RANDALL LEE	1CT	*	0	4940	48370
318	1	2019-09-13	MODD JEAN & RANDALL LEE	1CT	*	0	4940	48370

Year	Land	Bldg	Total	Net Tax
2022	1820	20860	22680	1059.46
2021	1820	20860	22680	1063.32

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



543 N LEIGHTON ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	988	103720
	Part Upper	FRAME	448	24730
	Qtr Story	FRAME	540	2360
	Basement		448	8610
	Subtotal			139420
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		P	P		
Unfinished Wall	X				X
Floor/Pine		X	X		
Floor/Carpet		X			
Floor/Tile-Lino		L			
Number of Rooms		1	5	3	1
Bedrooms		1	3		
Central Heat FORCED AIR		A			
Central A/C		A			
Plumbing Standard		1			

Air Conditioning	2560
Extra Features	4830
Total Value	146810
PUB PAVED ST/RD	
Neighborhood: Code:	3670
Dwl/Gar/NC%	1.5000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1HB F		1436		C	OLD/GD	146810	.40		132130
2	Flat Barn		24X22	528		D	OLD/	5070	.80	.50	510

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	66.0000	66.00	132	94	138	130	8580	8580

Call Back: Sign: PSN Date: 2015-12-03 Lister: