PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-300068.0000 RES
F78 2026

sale

2023 CORWIN CARLA R	1993-02-10	
2024 CORWIN CARLA R	1993-02-10	
2025 SALTY DOG INVESTMENTS	2024-04-25	
2026 SALTY DOG INVESTMENTS L	2024-04-25	CARYS W E 1/2 35
625 W KOHLER ST	1WD	
	$68,000	
KENTON OH 43326		

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

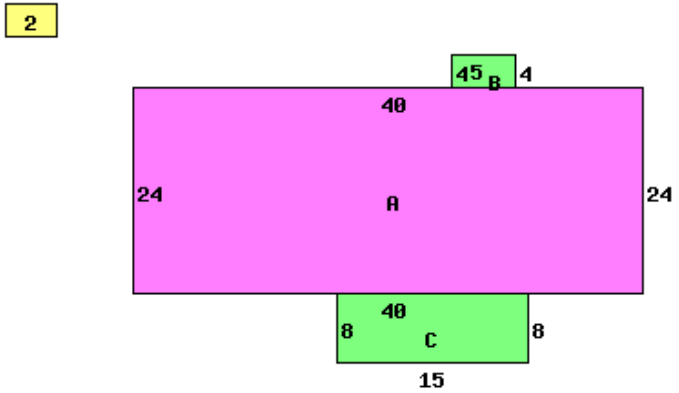
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5290	5290	5290	5290		5290	6060	6060
Bldg100%	60710	60710	60710	60710		60710	83510	83520
Totl100%	66000t	66000t	66000t	66000t		66000t	89570t	89580t
Cauv100%								
Tax Value:								
Land 35%	1850	1850	1850	1850		1850	2120	2120
Bldg 35%	21250	21250	21250	21250		21250	29230	29230
Totl 35%	23100t	23100t	23100t	23100t		23100t	31350t	31350t
Hmstd35%								
Owner Oc	20.44	20.42						
Hmstd RB								
Net Tax	929.34	984.38	998.16	998.16	998.16			
Sp-Asmnt	22.00	183.34	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		960		a	*MAIN
	STP	P		20	80	b	PORCH
	OFP	P		120	3600	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
155	1	2024-04-25	SALTY DOG INVESTMENTS LLC	1WD		68000	5290	60710
96	1	1993-02-10	CORWIN CARLA R	1QC	*	0	0	29230
696	1	1991-09-03		1WD		22000	0	29230
660	0	1986-08-19			*	33000	0	32230

Year	Land	Bldg	Total	Net Tax
2022	1280	20800	22080	1010.00
2021	1280	20800	22080	1013.78

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			



625 KOHLER ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	960	100780
	Subtotal			100780
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Plumbing	1400
Floor/Pine	X	Extra Features	3680
Floor/Carpet	X	Total Value	105860
Number of Rooms	5		
Bedrooms	3	PUB PAVED ST/RD	
Central Heat	A	Neighborhood:	
ELECTRIC		Code:	3670
Plumbing		Dwl/Gar/NC%	1.5000
Standard	1		
Extra 2 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	1 F/C		960		D+	1972AV	89980	.40		80980
2	Garage		14X18	252		D	1979AV	4840	.65		2540

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	60.0000	60.00	81	73	138	101	6060	6060

Call Back: Sign: PSN Date: 2015-12-04 Lister:

36-300068.0000-v082020R