

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-310010.0000
F05

RES
2025

sale

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

2022 MC CLAREN KENNETH & J	
2023 MC CLAREN KENNETH & J	
2024 MC CLAREN KENNETH & J	
2025 MC CLAREN KENNETH & JEN	C-C 9
425 N VINE ST	
KENTON OH 43326	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5340	7600	7600	7600	7590
Bldg100%	57770	57770	57770	57770	57770
Totl100%	63110t	65370t	65370t	65370t	65360t
Cauvl00%					
Tax Value:					
Land 35%	1870	2660	2660	2660	2660
Bldg 35%	20220	20220	20220	20220	20220
Totl 35%	22090t	22880t	22880t	22880t	22880t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1031.90	940.74	995.24	988.66	
Sp-Asmnt	21.12	21.12	29.91	185.41	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F	M		520			
1	F/C	A		168		b	ADDTN
	EFP	P		45	1800	c	PORCH
	OFF	P		126	3780	d	PORCH

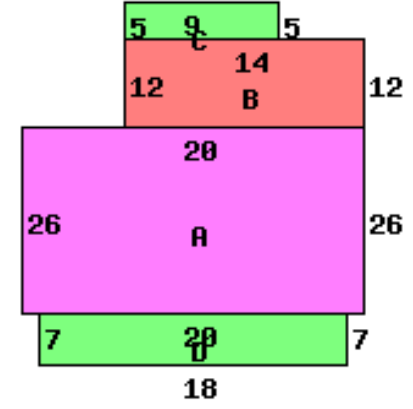
L/C GWENDOLYN M VANVOORHIS 7-12-2022 \$65,000

Year	Land	Bldg	Total	Net Tax
2021	1870	20220	22090	1035.64
2020	1870	20220	22090	899.54

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025
539 DELO WATER - KENTON CORP				XA/2025
540 DELO SEWER - KENTON CORP				XA/2025
642 TRASH-KENTON CITY				XA/2025

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425 N VINE ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 2	Sq-Ft	Value
Floor Level		
Main	FRAME	688 89000
Full Upper	FRAME	520 44140
Basement		260 5100
Subtotal		138240
Shingle	Roof	GABLE
Plaster/Drywall	P P	Plumbing 1400
Unfinished Wall	X	Extra Features 5580
Floor/Pine	X X	Total Value 145220
Number of Rooms	1 3 3	
Bedrooms	3	
Central Heat	A	PUB PAVED ST/RD
FORCED AIR		PUB SIDEWALK
Plumbing		Neighborhood:
Standard	1	Code: 3670
Extra 2 Fixture	1	Dwl/Gar/NC% 1.0900

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	1208		C-	OLD/FR	130700	.65	Dpr	49860
2 Garage	*NV	12X20	240		OLD/PR	0			0
3 Garage		24X36	864	C	1987AV	20740	.65		7910
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
	66.0000	66.00	139	96	120	115	7590	7590	