

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-330055.0000
WW10.01

RES
2025

sale

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

| | |
|-----------------------|-----------------------------------|
| 2022 KIEFFER WESTON J | 2012-10-16 |
| 2023 KIEFFER WESTON J | 2012-10-16 |
| 2024 KIEFFER WESTON J | 2012-10-16 |
| 2025 KIEFFER WESTON J | 2012-10-16 CARYS OL 28 S33 2.223A |
| 411 W PATTISON AVE | 2WD |
| KENTON OH 43326 | \$70,000 |

| | | | | | |
|----------|--------|--------|--------|--------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 510 |
| Acres | 2.2230 | 2.2230 | 2.2230 | 2.2230 | |
| Land100% | 16260 | 21110 | 21110 | 21110 | 21120 |
| Bldg100% | 62430 | 64260 | 64260 | 64260 | 64260 |
| Totl100% | 78690t | 85370t | 85370t | 85370t | 85380t |
| Cauvl00% | | | | | |

| | |
|---------------------|----------------|
| Orig Tax Year | 2013 |
| Parent: | 36-330009.0000 |
| 2026 SKENDER AUSTIN | 2025-07-18 |
| 411 W PATTISON AVE | 2WD |
| KENTON OH 43326 | |

| | | | | | |
|------------|---------|---------|---------|---------|--------|
| Tax Value: | | | | | |
| Land 35% | 5690 | 7390 | 7390 | 7390 | 7390 |
| Bldg 35% | 21850 | 22490 | 22490 | 22490 | 22490 |
| Totl 35% | 27540t | 29880t | 29880t | 29880t | 29880t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 1286.50 | 1228.56 | 1299.70 | 1291.14 | |
| Sp-Asmnt | 21.00 | 28.58 | 24.58 | 27.58 | |

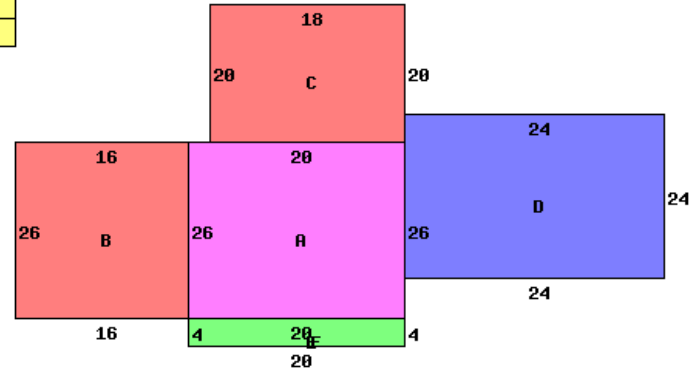
| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 1 B | F | M | | 520 | | | |
| 1HB | F | A | | 416 | | b | ADDTN |
| 1 | F/C | A | | 360 | | c | ADDTN |
| | F2 | G | | 576 | 13820 | d | GRAGE |
| | RFX | P | | 80 | 800 | e | PORCH |
| | PAT | P | | 80 | 240 | f | PORCH |

| | | | | | | | |
|-------|----|------------|------------------|---------------|--------|---------|---------|
| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
| 287 | 2 | 2025-07-18 | SKENDER AUSTIN | 2WD | 213035 | 21110 | 64260 |
| 479 | 2 | 2012-10-16 | KIEFFER WESTON J | 2WD | 70000 | 0 | 0 |

| | | | | |
|------|------|-------|-------|---------|
| Year | Land | Bldg | Total | Net Tax |
| 2021 | 5690 | 21850 | 27540 | 1291.16 |
| 2020 | 5690 | 21850 | 27540 | 1121.48 |

| | | | | |
|---------------|------------------------------|-----------|-----|---------|
| p r o j e c t | | ben acres | / % | factor |
| 131 | BLANCHARD RIVER MAINT | | | XA/2025 |
| 235 | KELLOGG #983 - BLANCHARD | | | XA/2025 |
| 921 | BLANCHARD RIVER MAINT | | | XA/2023 |
| 500 | HARDIN COUNTY LANDFILL | | | XA/2025 |
| 336 | DULIN #1099 - BLANCHARD MAIN | | | XA/2025 |

4
3
2



411 W PATTISON AVE

| | | |
|-----------------|-----------------|----------------------------|
| Occupancy | 1 Single Family | *DWELLING COMPUTATIONS |
| Story Height | 1H | Sq-Ft Value |
| Floor Level | Main | FRAME 1296 107140 |
| | Part Upper | FRAME 416 22960 |
| | Basement | 936 17480 |
| | Subtotal | 147580 |
| Metal | Roof | GABLE |
| Plaster/Drywall | X X | Garages and Carports 13820 |
| Unfinished Wall | X | Extra Features 1040 |
| Floor/Hardwood | X X | Total Value 162440 |
| Floor/Concrete | X | |
| Number of Rooms | 1 4 2 | PUB PAVED ST/RD |
| Bedrooms | 1 2 | |
| Central Heat | A | Neighborhood: |
| HOT WATER | | Code: 3670 |
| Plumbing | | Dwl/Gar/NC% 1.0900 |
| Standard | 1 | |

| | | | | | | | | |
|---------------|----------|-----------|-------|-----------|-----------|----------|-------|-------|
| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy | Fnc | True |
| 1 DWELLING | 1HB F | | Rate | Grade | Value | Dpr | Dpr | Value |
| 2 Garage | | 10X25 | 250 | D | 162440 | .65 | | 61970 |
| 3 Lean-To | | 13X25 | 325 | D | 4800 | .75 | | 1310 |
| 4 Shed | | 12X16 | 192 | D | 2080 | .75 | | 520 |
| | | | | D | 1840 | .75 | | 460 |
| homesite | acres/ | effective | depth | actual | effective | extended | true | |
| small acreage | frontage | frontage | depth | rate | rate | value | value | |
| | 1.0000 | | | 15000 | 15000 | 15000 | 15000 | |
| | 1.2230 | | | 5000 | 5000 | 6120 | 6120 | |