PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-340029.0000 RES
G29 2026

## sale

| | | |
|---|---|---|
| 2023 | FAY MICHAEL & MARSHA | 1995-05-25 |
| 2024 | FAY MICHAEL & MARSHA | 1995-05-25 |
| 2025 | FAY MICHAEL & MARSHA | 1995-05-25 |
| 2026 | FAY MICHAEL & MARSHA | 1995-05-25 CARYS W SW PT OL 1 |
| | 870 CAREY ST | WD |
| | KENTON OH 43326 | $36,000 |

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

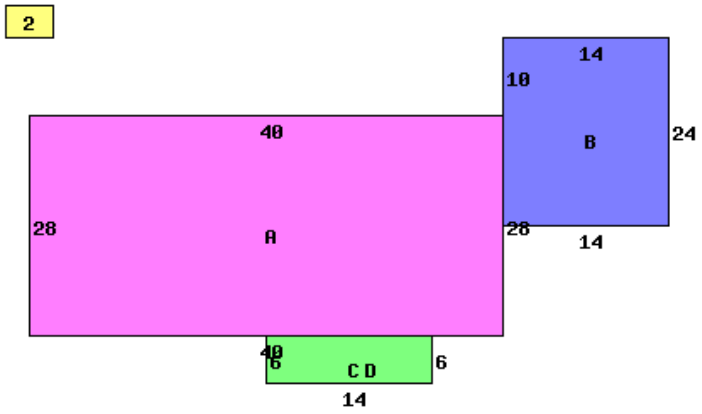
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
|---|---|---|---|---|---|---|---|---|
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 7830 | 7830 | 7830 | 7830 | | 7830 | 8970 | 8960 |
| Bldg100% | 70710 | 70710 | 70710 | 70710 | | 70710 | 97310 | 97320 |
| Totl100% | 78540t | 78540t | 78540t | 78540t | | 78540t | 106290t | 106280t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 2740 | 2740 | 2740 | 2740 | | 2740 | 3140 | 3140 |
| Bldg 35% | 24750 | 24750 | 24750 | 24750 | | 24750 | 34060 | 34060 |
| Totl 35% | 27490t | 27490t | 27490t | 27490t | | 27490t | 37200t | 37200t |
| Hmstd35% | 27490 | 27490 | 27490 | 27490 | | 27490 | 37200 | |
| Owner Oc | 24.32 | 24.30 | 24.24 | 24.24 | 24.24 | hmstd 2740 l | 24750 b | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1105.96 | 1171.44 | 1163.62 | 1163.62 | 1163.62 | | | |
| Sp-Asmnt | 21.23 | 31.10 | 31.10 | 31.10 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1120 | | a | *MAIN |
| | F | G | | 336 | 8060 | b | GRAGE |
| | CAN | P | | 84 | 670 | c | PORCH |
| | STP | P | | 84 | 340 | d | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 441 | 1 | 1995-05-25 | FAY MICHAEL & MARSHA | WD | 36000 | 5200 | 29400 |
| 157 | 1 | 1992-02-21 | | 1WD | 25000 | 0 | 29600 |
| 351 | 1 | 1990-05-04 | | 1WD | 37208 | 0 | 29600 |
| 564 | 0 | 1987-07-07 | | * | 31000 | 0 | 32910 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 1900 | 21750 | 23650 | 1081.82 |
| 2021 | 1900 | 21750 | 23650 | 1085.86 |

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




870 CAREY ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1120 | 103370 |
| | Subtotal | | | 103370 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Air Conditioning | 1980 |
| Floor/Hardwood | X | Garages and Carports | 8060 |
| Floor/Tile-Lino | X | Extra Features | 1010 |
| Number of Rooms | 6 | Total Value | 114420 |
| Bedrooms | 3 | | |
| | | PUB ALLEY | |
| Central Heat | A | | |
| FORCED AIR | | Neighborhood: | |
| Central A/C | A | Code: | 3670 |
| Plumbing | | Dwl/Gar/NC% | 1.5000 |
| Standard | 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 | | 1120 | | C- | 1958GD | 102980 | .37 | | 97320 |
| 2 | Shed | *PP | 8X12 | 96 | | | OLD/ | 0 | | | 0 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | 70.0000 | 70.00 | 130 | 93 | 138 | 128 | 8960 | 8960 |

Call Back: Sign: PSN Date: 2015-02-19 Lister: 36-340029.0000-v082020R