PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-360014.0000 RES
X20 2026

sale

2023	RIALE TIMOTHY P	2012-11-16
2024	RIALE TIMOTHY P	2012-11-16
2025	RIALE TIMOTHY P	2012-11-16
2026	RIALE TIMOTHY P	2012-11-16 ASHTONS 10
	340 & & 340 1/2 N MARKET S T	1WD
		$13,000
	KENTON OH 43326	

2027	KENTON RENTALS LLC	2025-05-23
	340 & & 340 1/2 N MARKET S T	1WD
	KENTON OH 43326	

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

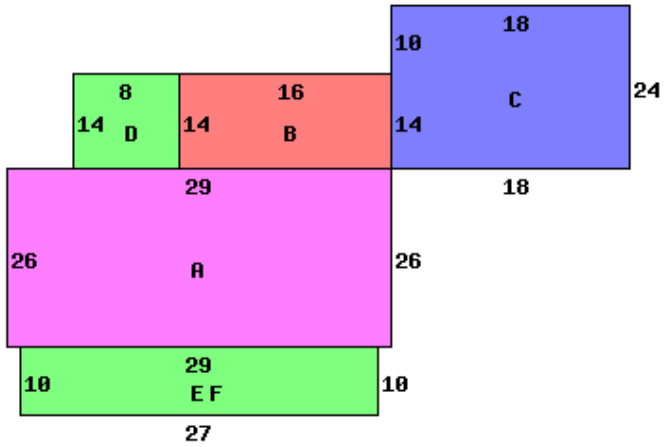
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	520	520	520	520	0	520	520	520
Acres								
Land100%	6770	6770	6770	6770		6770	7800	7800
Bldg100%	96230	96230	96230	96230		96230	132430	132440
Totl100%	103000t	103000t	103000t	103000t		103000t	140230t	140240t
Cauv100%								
Tax Value:								
Land 35%	2370	2370	2370	2370		2370	2730	2730
Bldg 35%	33680	33680	33680	33680		33680	46350	46350
Totl 35%	36050t	36050t	36050t	36050t		36050t	49080t	49080t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1482.24	1568.08	1557.74	1557.74	1557.74			
Sp-Asmnt	39.25	51.31	347.45	347.45				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		754		a	*MAIN
1TB	B	A		224		b	ADDTN
	F	G		432	10370	c	GRAGE
	EFP	P		112	4480	d	PORCH
	CAN	P		270	2160	e	PORCH
	STP	P		270	1080	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
207	1	2025-05-23	KENTON RENTALS LLC	1WD		48000	6770	96230
510	1	2012-11-16	RIALE TIMOTHY P	1WD	*	13000	5400	65630
91	1	2005-02-07	WEAVER PHILLIP L	1WD	*	15000	4860	57110
126	1	2004-03-25	HARDIN COMMUNITY FED CRE	1QC	*	0	4860	57110
130	1	2002-03-18	HOLLAND KEITH A	1WD		38000	4860	47200
418	1	1999-07-26	VANDEURZEN ROBIN L	1WD		42000	5110	39770
1007	1	1988-12-09		1UN	*	0	0	18030
426	0	1988-06-10			*	10300	0	18030

Year	Land	Bldg	Total	Net Tax
2022	1660	22910	24570	1147.74
2021	1660	22910	24570	1151.92

project			ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			
539	DELQ WATER - KENTON CORP	XA/2025			
540	DELQ SEWER - KENTON CORP	XA/2025			



340 & 340 1/2 N MARKET ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	978	102670
	Full Upper	FRAME	754	55170
	Part Upper	FRAME	224	16840
	Basement		978	18240
	Subtotal			192920
Metal	Roof	GABLE		

	B	1	2	U	A			
Plaster/Drywall		X	X			1 /	Extra Living Units	3500
Unfinished Wall	X		X				Plumbing	3500
Floor/Pine		X	X				Garages and Carports	10370
Number of Rooms		1	6	6			Extra Features	7720
Bedrooms			4				Total Value	218010
Central Heat				A			PUB SIDEWALK	
FORCED AIR							Topo: HIGH	
Plumbing								
Standard		1					Neighborhood:	
Extra 3 Fixture		1					Code:	3670
Extra 2 Fixture		1					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		2 B F		1956		C	OLD/AV	218010	.55	.10	132440

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	60.0000	60.00	132	94	138	130	7800	7800

Call Back: Sign: PSN Date: 2014-11-19 Lister: