

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-380010.0000
F21

RES
2025

sale

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

2022	INTERSTATE REALTY HOL	2016-11-30			
2023	INTERSTATE REALTY HOL	2016-11-30			
2024	INTERSTATE REALTY HOL	2016-11-30			
2025	INTERSTATE REALTY HOLDI	2016-11-30	CARYS GOODINS PT VAC		
	530 N LEIGHTON ST	1WD	ALLEY 6-11		
	KENTON OH 43326		\$56,000		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5740	8110	8110	8110	8120
Bldg100%	61310	81200	81200	81200	81210
Totl100%	67060t	89310t	89310t	89310t	89330t
Cauv100%					

2027	INTERSTATE REALTY HOLDI	2026-04-03			
	530 N LEIGHTON ST	WD			
	KENTON OH 43326				

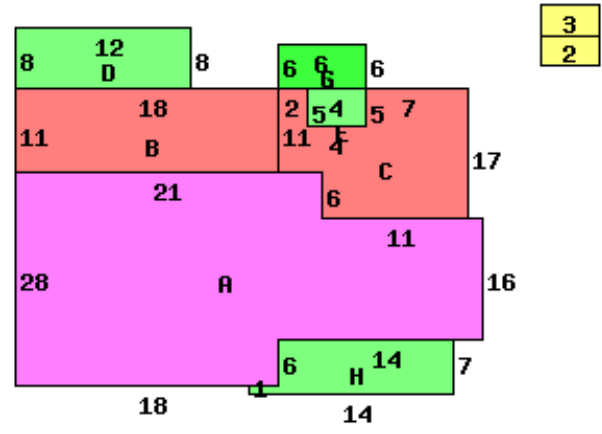
Tax Value:					
Land 35%	2010	2840	2840	2840	2840
Bldg 35%	21460	28420	28420	28420	28420
Totl 35%	23470t	31260t	31260t	31260t	31270t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1096.36	1285.30	1359.74	1350.76	
Sp-Asmnt	21.21	21.21	32.07	32.07	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1H	F/C	M		746		b	ADDN
1	F/C	A		198		c	ADDN
1 B	F	A		183		d	PORCH
	OPF	P		96	2880	e	PORCH
	RFP	P		20	800	f	PORCH
	STP	P		36	140	g	PORCH
	CPY	P		36	290	h	PORCH
	EPF	P		86	3440		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
155	16	2026-04-03	INTERSTATE REALTY HOLDING	WD *	0	8110	81200
535	1	2016-11-30	INTERSTATE REALTY HOLDING	1WD	56000	6510	52540
551	1	2013-12-13	AMERICAN HOME RECOVERY FU	1QC *	0	6510	56910
575	1	2005-08-29	BLUM WENDY A	1WD	89000	5170	61630
582	1	2000-10-03	BRICKER PHYLLIS J	1QC	44000	5200	50910
225	1	2000-06-02	ANSLEY LOWELL W ETAL	1CT *	0	5200	50910
435	1	1997-08-01	ANSLEY NAOMA C	1WD	62000	5460	34460
609	1	1993-07-12	A RUSSELL NORMAN & MARIA	1WD *	0	0	30830

Year	Land	Bldg	Total	Net Tax
2021	2010	21460	23470	1100.34
2020	2010	21460	23470	955.76

project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				
500 HARDIN COUNTY LANDFILL				



530 N LEIGHTON ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1T	Sq-Ft	Value
Floor Level	Main	FRAME	1127 104010
	Part Upper	FRAME	746 34590
	Basement		556 10580
	Subtotal		149180
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	P P	Plumbing	2100
Panelled Wall	X X	Extra Features	7550
Unfinished Wall	X	Total Value	158830
Floor/Hardwood	X X		
Floor/Carpet	X X	PUB SIDEWALK	
Number of Rooms	1 5 3		
Bedrooms	3	Neighborhood:	
		Code:	3670
Central Heat	A	Dwl/Gar/NC%	1.0900
HOT WATER			
Plumbing			
Standard	1		
Extra 3 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1TB F	1873	1873		C	1920AV	158830	.55		77910
2 Garage		360	18X20		C	1938AV	8640	.65		3300
3 Shed	*NV	120	10X12			OLD/	0			0
front lot		70.0000	effective frontage 70.00	depth 143	depth factor 97	actual rate 120	effective rate 116	extended value 8120		true value 8120