

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-380019.0000
F16

RES
2025

sale

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

2022 VOGT REGINA A & WILLI	2021-10-13
2023 VOGT REGINA A & WILLI	2021-10-13
2024 EDDINGTON DONALD W &	2023-06-23
2025 EDDINGTON DONALD W &	2023-06-23 MERRIMANS PT VAC ALLEY 1
421 KOHLER ST	1SD
KENTON OH 43326	\$78,000

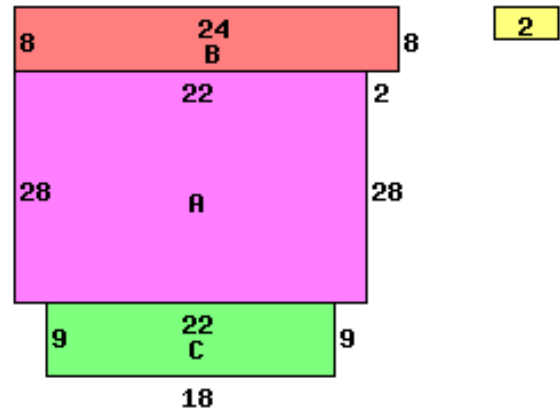
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	4460	6430	6430	6430	6430	6420
Bldg100%	47110	55770	55770	55770	55770	55770
Totl100%	51570t	62200t	62200t	62200t	62200t	62190t
Cauv100%						
Tax Value:						
Land 35%	1560	2250	2250	2250	2250	2250
Bldg 35%	16490	19520	19520	19520	19520	19520
Totl 35%	18050t	21770t	21770t	21770t	21770t	21770t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	843.18	895.12	946.94	940.70	940.70	
Sp-Asmnt	20.92	377.40	29.62	29.62		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1H	F/C	M		616			
1	F/C	A		192			b ADDTN
	OFF	P		162	4860		c PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
231	1	2023-06-23	EDDINGTON DONALD W &	1SD	78000	4460	47110
453	2	2021-10-13	VOGT REGINA A & WILLIAM A	2QC *	0	4460	47110
465	1	1996-10-17	RHODEN REGINA ANN	1AF *	0	3710	20800
599	1	1990-07-26		1WD	16200	0	15710
598	1	1990-07-26		1UN *	0	0	15710

Year	Land	Bldg	Total	Net Tax
2021	1560	16490	18050	846.24
2020	1560	16490	18050	735.04

Project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025



421 KOHLER ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1H	Sq-Ft	Value
Floor Level	808	95730
Main	FRAME	
Part Upper	FRAME	616 30540
Subtotal		126270
Metal	Roof	GABLE
Plaster/Drywall	D D	Air Conditioning 2640
Floor/Carpet	X X	Extra Features 4860
Floor/Tile-Lino	L	Total Value 133770
Number of Rooms	2 3	
Bedrooms	3	PUB PAVED ST/RD
Central Heat	A	Neighborhood:
FORCED AIR		Code: 3670
Central A/C	A	Dwl/Gar/NC% 1.0900
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1H F/C			Cond	Value	Dpr	Dpr	Value
2 Shed	*PP	10X10	100	D+	113710	.55		55770
				2006AV	0			0
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
	60.0000	60.00	120	89	120	107	6420	6420