PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-380051.0000 RES
Y89 2026

## sale

2023 HUGHES LAVERNE C & CH
2024 HUGHES LAVERNE C & CH
2025 HUGHES LAVERNE C & CH
2026 HUGHES LAVERNE C & CHAR SHOWES 3
601 N DETROIT ST $0
KENTON OH 43326

2028 MILLER ERIC & MELODIE 2026-08-14
601 N DETROIT ST 1SD
KENTON OH 43326

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

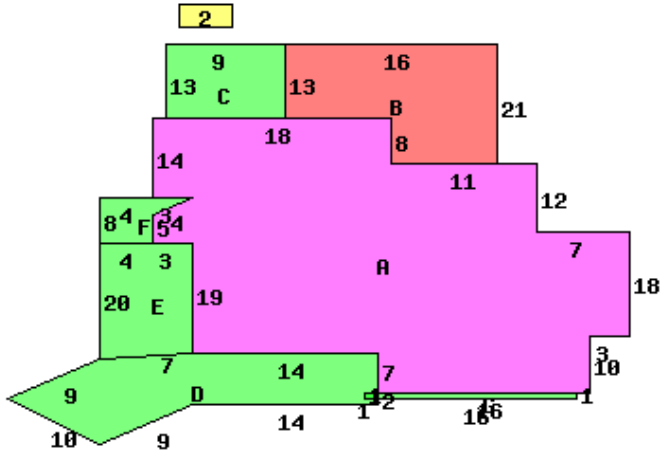
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
|---|---|---|---|---|---|---|---|---|
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 10860 | 10860 | 10860 | 10860 | | 10860 | 10860 | 10860 |
| Bldg100% | 90910 | 90910 | 90910 | 90910 | | 90910 | 123030 | 123020 |
| Totl100% | 101770t | 101770t | 101770t | 101770t | | 101770t | 133890t | 133880t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 3800 | 3800 | 3800 | 3800 | | 3800 | 3800 | 3800 |
| Bldg 35% | 31820 | 31820 | 31820 | 31820 | | 31820 | 43060 | 43060 |
| Totl 35% | 35620t | 35620t | 35620t | 35620t | | 35620t | 46860t | 46860t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1464.56 | 1549.38 | 1539.16 | 1539.16 | 1539.16 | | | |
| Sp-Asmnt | 25.00 | 21.00 | 24.00 | 24.00 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 2 B | F | M | | 1290 | | a | *MAIN |
| 1 | F/C | A | | 272 | | b | ADDTN |
| | EFP | P | | 117 | 4680 | c | PORCH |
| | OFP | P | | 263 | 7890 | d | PORCH |
| | EFP | P | | 137 | 5480 | e | PORCH |
| | EFP | P | | 37 | 1480 | f | PORCH |
| | OH | P | | 16 | 610 | g | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 319 | 1 | 2026-08-14 | MILLER ERIC & MELODIE | 1SD | 75000 | 10860 | 90910 |
| 144 | 4 | 2026-03-27 | HUGHES CHARLOTTE L | 4CT * | 0 | 10860 | 90910 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 3320 | 23050 | 26370 | 1231.84 |
| 2021 | 3320 | 23050 | 26370 | 1236.32 |

| project | | | ben acres | / % | factor |
|---|---|---|---|---|---|
| 131 | BLANCHARD RIVER MAINT | XA/2025 | | | |
| 500 | HARDIN COUNTY LANDFILL | XA/2025 | | | |
| 921 | BLANCHARD RIVER MAINT | XA/2023 | | | |
| 235 | KELLOGG #983 - BLANCHARD | XA/2025 | | | |




601 N DETROIT ST 43326

Occupancy 1 Single Family

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 2 | | | | |
| Floor Level | Main | FRAME | 1562 | 122730 |
| | Full Upper | FRAME | 1290 | 64060 |
| | Basement | | 960 | 17900 |
| | Subtotal | | | 204690 |
| Metal | Roof | GABLE | | |

*DWELLING COMPUTATIONS

B 1 2 U A

| | | | | |
|---|---|---|---|---|
| Plaster/Drywall | X | X | Fireplaces | 2000 |
| Unfinished Wall | X | | Heating | -3290 |
| Floor/Hardwood | | X X | Plumbing | 1400 |
| Floor/Carpet | | X | Extra Features | 20140 |
| Floor/Tile-Lino | | T | Total Value | 224940 |
| Number of Rooms | 1 | 4 5 | | |
| Bedrooms | | 5 | PUB ELECTRIC | |
| | | | PUB GAS | |
| Fireplace | | | PUB WATER | |
| Openings | 1 | | PUB SEWER | |
| Stacks | 1 | | PUB SIDEWALK | |
| Plumbing | | | | |
| Standard | 1 | | Neighborhood: | |
| Extra 2 Fixture | 1 | | Code: | 3720 |
| | | | Dwl/Gar/NC% | 1.3000 |

| | 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 | | 2852 | | B- | 1910FR | 269930 | .65 | | 122820 |
| 2 | Flat Barn | *SV | | 900 | | | OLD/PR | 200 | | | 200 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | 59.4000 | 59.00 | 156 | 102 | 180 | 184 | 10860 | 10860 |

Call Back: Sign: PSN Date: 2015-04-24 Lister: