

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-380063.0000
Y83

RES
2025

sale

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

| | | | |
|------|-------------------------|------------|--------------------|
| 2022 | AUSTIN MELISSA L TAYL | 1988-11-16 | |
| 2023 | AUSTIN MELISSA L TAYL | 1988-11-16 | |
| 2024 | AUSTIN MELISSA L TAYL | 1988-11-16 | |
| 2025 | AUSTIN MELISSA L TAYLOR | 1988-11-16 | GOODINS SE PT OL 8 |
| | 513 N DETROIT ST | | 1WD |
| | KENTON OH 43326 | \$40,000 | |

| | | | | | | |
|----------|--------|---------|---------|---------|---------|-------------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | 2025 | |
| Prop Cls | 510 | 510 | 510 | 510 | 510 | CAMA 510 |
| Acres | | | | | | |
| Land100% | 8830 | 10110 | 10110 | 10110 | 10110 | 10120 |
| Bldg100% | 90370 | 117370 | 120540 | 120540 | 120540 | 120530 |
| Totl100% | 99200t | 127490t | 130660t | 130660t | 130660t | 130650t |
| Cauv100% | | | | | | |

| | | | |
|------|-------------------------|------------|--|
| 2026 | TAYLOR AUSTIN MELISSA L | 2025-08-05 | |
| | 513 N DETROIT ST | 1AF | |
| | KENTON OH 43326 | | |

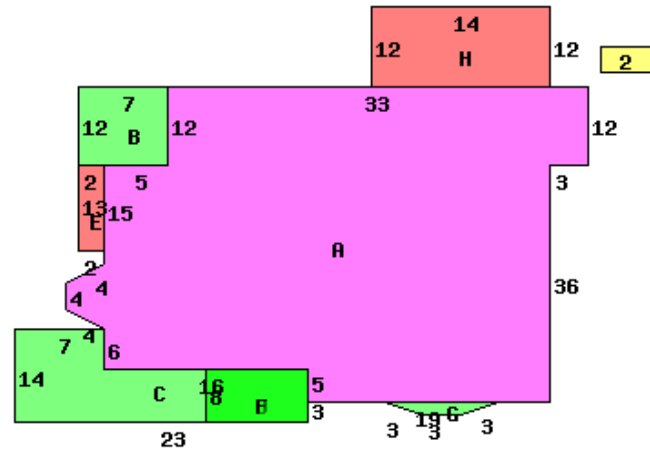
| | | | | | | |
|------------|---------|---------|---------|---------|---------|--------|
| Tax Value: | | | | | | |
| Land 35% | 3090 | 3540 | 3540 | 3540 | 3540 | 3540 |
| Bldg 35% | 31630 | 41080 | 42190 | 42190 | 42190 | 42190 |
| Totl 35% | 34720t | 44620t | 45730t | 45730t | 45730t | 45730t |
| Hmstd35% | | | | | | |
| Owner Oc | 33.68 | 39.48 | 40.42 | 40.32 | 40.32 | |
| Hmstd RB | | | | | | |
| Net Tax | 1588.22 | 1795.14 | 1948.70 | 1935.70 | 1935.70 | |
| Sp-Asmnt | 21.00 | 21.00 | 21.00 | 24.00 | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|------|------|------|------|-------|-------|---|-------|
| 2 | B | F | M | 1597 | | a | *MAIN |
| | | OH | P | 84 | 3190 | b | PORCH |
| | | OFFP | P | 226 | 6780 | c | PORCH |
| 1 | | OFF2 | P | 64 | 1920 | d | PORCH |
| | | F/C | A | 26 | | e | ADDTN |
| | | OFFP | P | 64 | 1920 | f | PORCH |
| 1 | | BAY2 | P | 12 | | g | PORCH |
| | | F | A | 168 | | h | ADDTN |

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|-------------------------|---------------|--------|---------|---------|
| 346 | 1 | 2025-08-05 | TAYLOR-AUSTIN MELISSA L | 1AF * | 0 | 10110 | 120540 |
| 939 | 1 | 1988-11-16 | | 1WD | 40000 | 0 | 44800 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 3090 | 31630 | 34720 | 1594.12 |
| 2020 | 3090 | 31630 | 34720 | 1379.94 |

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



513 N DETROIT ST 43326

| | | | |
|---------------------------|------------|------------------------|-------------|
| Occupancy 1 Single Family | | *DWELLING COMPUTATIONS | |
| Story Height | 2 | Sq-Ft | Value |
| Floor Level | Main | FRAME | 1791 130730 |
| | Full Upper | FRAME | 1597 75430 |
| | Basement | | 835 15620 |
| | Subtotal | | 221780 |
| Shingle | Roof | GABLE | |
| | B 1 2 U A | | |
| Plaster/Drywall | X X | Plumbing | 1400 |
| Panelled Wall | X | Extra Features | 13810 |
| Unfinished Wall | X | Total Value | 236990 |
| Floor/Hardwood | X X | | |
| Floor/Carpet | X | PUB PAVED ST/RD | |
| Floor/Tile-Lino | T | | |
| Number of Rooms | 1 5 6 | Neighborhood: | |
| Bedrooms | 5 | Code: | 3720 |
| | | Dwl/Gar/NC% | .9600 |
| Central Heat | A | | |
| FORCED AIR | | | |
| Plumbing | | | |
| Standard | 1 | | |
| Extra 2 Fixture | 1 | | |

| Bldg Type | SHB+Cons | DixHt | Area | Unit | Grade | Blt/Renov | Replace | Phy | Fnc | True |
|------------|----------|-----------|-------|--------|-----------|-----------|---------|-----|-----|--------|
| 1 DWELLING | 2 B F | | 3388 | | C+ | 1890GD | 260690 | .40 | .20 | 120130 |
| 2 Garage | *SV | 0 | 360 | | | OLD/AV | 400 | | | 400 |
| front lot | acres/ | effective | depth | actual | effective | extended | true | | | |
| | frontage | frontage | depth | factor | rate | value | value | | | |
| | 55.0000 | 55.00 | 155 | 102 | 180 | 10120 | 10120 | | | |

| | | | |
|------------|----------------------------|---------|-------------------------|
| Call Back: | Sign: PSN Date: 2015-04-23 | Lister: | 36-380063.0000-v082020R |
|------------|----------------------------|---------|-------------------------|