PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-380063.0000 RES
Y83 2025

sale

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
		$40,000
	KENTON OH 43326	

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

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

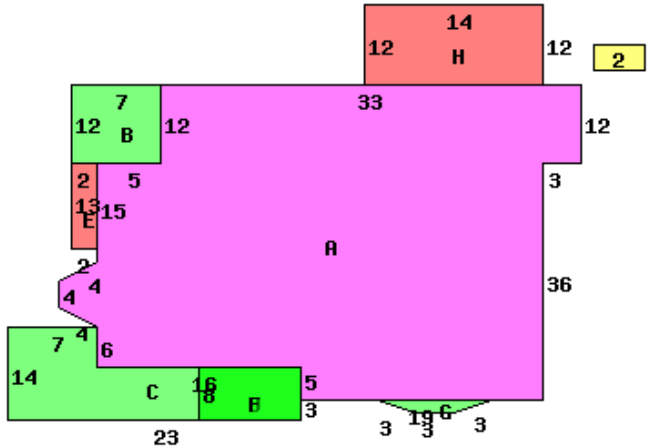
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	8830	10110	10110	10110	10110	10120
Bldg100%	90370	117370	120540	120540	120540	120530
Totl100%	99200t	127490t	130660t	130660t	130660t	130650t
Cauv100%						
Tax Value:						
Land 35%	3090	3540	3540	3540	3540	3540
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
	OFP	P		226	6780	c	PORCH
	OFP2	P		64	1920	d	PORCH
1	F/C	A		26		e	ADDTN
	OFP	P		64	1920	f	PORCH
	BAY2	P		12		g	PORCH
1	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

p r o j e c t		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

Story Height 2

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	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 FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		3388		C+	1890GD	260690	.40	.20	120130
2	Garage	*SV 0	18X20	360			OLD/AV	400			400

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	55.0000	55.00	155	102	180	184	10120	10120

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