PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-390002.0000 RES
UU29 2026

sale

2023 STUARD KOLLEEN M	2022-12-05	
2024 STUARD KOLLEEN M	2022-12-05	
2025 STUARD KOLLEEN M	2022-12-05	
2026 STUARD KOLLEEN M	2022-12-05	PT NW 1/4 NW 1/4 33
345 & 371 HAYES AVE	1QC	1.425A
	$0	
KENTON OH 43326		

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

	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.4250	1.4250	1.4250	1.4250	1.4250			
Land100%	17140	17140	17140	17140		17140	19370	19380
Bldg100%	39540	158230	158230	158230		158230	216630	216630
Totl100%	56690t	175370t	175370t	175370t		175370t	236000t	236010t
Cauv100%								
Tax Value:								
Land 35%	6000	6000	6000	6000		6000	6780	6780
Bldg 35%	13840	55380	55380	55380		55380	75820	75820
Totl 35%	19840t	61380t	61380t	61380t		61380t	82600t	82600t
Hmstd35%		59580	59580	59580		59580	80810	
Owner Oc		52.68	52.52	52.52	52.52	hmstd 5250 l	54330 b	
Hmstd RB			429.66	429.66	429.66			
Net Tax	815.74	2617.18	2170.08	2170.08	2170.08			
Sp-Asmnt	14.00	6.00	9.00	9.00				

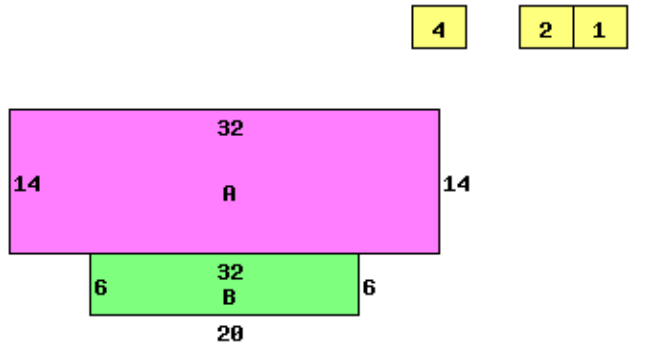
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		448		a	*MAIN
	OFP	P		120	3600	b	PORCH

363900740000 .964A

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
553	1	2022-12-05	STUARD KOLLEEN M	1QC	*	0	4290	1340
495	1	2022-10-26	WHITE KRISTEN RENNEE	1QC	*	0	5460	1340
318	1	2022-06-24	STUARD KOLLEEN M	1WD		48000	5460	1340
553	3	2021-12-13	MILLER LOUELLA R	3CT	*	0	5460	1340

Year	Land	Bldg	Total	Net Tax
2022	1500	470	1970	92.02
2021	1910	470	2380	111.58

project			ben acres	/ %	factor
921	BLANCHARD RIVER MAINT	XA/2023			
131	BLANCHARD RIVER MAINT	XA/2025			
235	KELLOGG #983 - BLANCHARD	XA/2025			
336	DULIN #1099 - BLANCHARD MAIN	XA/2025			



345 & 371 HAYES AVE 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	448	66840
	Subtotal			66840
Shingle				

B 1 2 U A

Plaster/Drywall	D	Extra Features	3600
Bedrooms	1	Total Value	70440
Central Heat	A		
ELECTRIC		Neighborhood:	
Plumbing		Code:	3670
Standard	1	Dwl/Gar/NC%	1.5000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Flat Barn		30X40	1200		D	OLD/FR	11520	.80	.50	1150
2	Lean-To		10X40	400		D	OLD/FR	2560	.70		770
3	DWELLING	1 F		448		E	2022AV	35220	.02		51770
4	Shed		8X12	96		C	2023AV	1150	.05		1090

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
small acreage	.4250				5000	5000	2130	2130
homesite	1.0000				17250	17250	17250	17250

Call Back: Sign: PSN Date: 2015-02-24 Lister:

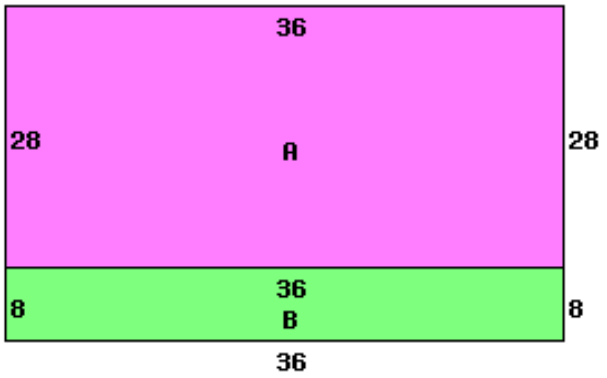
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CAMA / Cont: 1

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1008		a	*MAIN
	OFP	P		288	8640	b	PORCH



Occupancy 1 Single Family

Story Height 1

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	1008	101460
	Subtotal			101460

B 1 2 U A

		Extra Features	8640
Central Heat	A	Total Value	110100

Plumbing
Standard 1

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
5	DWELLING	1 F/C		1008		C	2023AV	110100	.02		161850

Call Back: - - - - Sign: Date: Lister: 36-390002.0000-v082020R