

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-390025.0000
UU05

COM
2025

sale

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

2022 RIGDON RENTAL PROPERT	2020-01-17
2023 RIGDON RENTAL PROPERT	2020-01-17
2024 RIGDON RENTAL PROPERT	2020-01-17
2025 RIGDON RENTAL PROPERTIE	2020-01-17
715 N DETROIT ST	1ED 1-2 SEE PCL 36-390025.01
KENTON OH 43326	\$50,000 FOR REST OF SPECIAL ASSES

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	455	455	455	455	455
Acres					
Land100%	31170	32660	32660	32660	32650
Bldg100%	10910	14890	14890	14890	14880
Totl100%	42090t	47540t	47540t	47540t	47530t
Cauvl00%					
Tax Value:					
Land 35%	10910	11430	11430	11430	11430
Bldg 35%	3820	5210	5210	5210	5210
Totl 35%	14730t	16640t	16640t	16640t	16640t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	846.26	898.16	939.64	934.70	
Sp-Asmnt	135.00	155.00	348.84	138.00	

363900260000
363900270000
363900370000
363900370100

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
22	1	2020-01-17	RIGDON RENTAL PROPERTIES	1ED	50000	29690	10910
321	1	2019-09-17	RAREY CAROLYN S	1AF *	0	29690	10910
267	1	1995-04-10	RAREY EUGENE C & SUE	WD	50000	17800	28200
78	1	1990-01-31		1WD	49994	0	32310
457	0	1988-06-22		*	35500	0	32310

Year	Land	Bldg	Total	Net Tax
2021	10910	3820	14730	852.24
2020	10910	3820	14730	761.88

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

1

715 N DETROIT 43326

Neighborhood:
Code: 3720
Dwl/Gar/NC% .9600

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 BODYSHOP			1934	38.48	C	1960AV	74420	.80		14880
front lot	acres/ frontage	effective depth	depth factor	actual rate	effective rate	extended value	true value			
		212.00	72	70	220	154	32650	32650		

Call Back: Sign: PSN Date: 2015-02-24 Lister: 36-390025.0000-v082020R