

PLEASANT TWP
KENTON CORP

00350

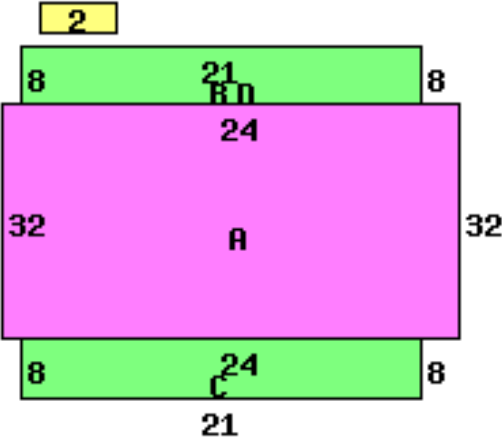
Hardin County, Ohio
Michael T. Bacon, Auditor

36-400035.0000
L11

RES
2024

Sale		Eff Rate:- 50.76		50.59	44.66	47.03	a/r	
2021	CHEN PI HAI	2008-12-30	Tax Year	2021	2022	2023	2024	CAMA
2022	CHEN PI HAI	2008-12-30	Prop Cls	510	510	510	510	510
2023	CHEN PI HAI	2008-12-30	Acres					
2024	CHEN PI HAI	2008-12-30	Land100%	6340	6340	7290	7290	7280
	530 E FRANKLIN ST	1WD	Bldg100%	36260	36260	62260	62260	62250
	KENTON OH 43326	\$20,000	Totl100%	42600t	42600t	69540t	69540t	69530t
			Cauv100%					
			Tax Value:					
			Land 35%	2220	2220	2550	2550	2550
			Bldg 35%	12690	12690	21790	21790	21790
			Totl 35%	14910t	14910t	24340t	24340t	24340t
			Hmstd35%					
			Owner Oc	14.46	14.46	21.54	21.52	
			Hmstd RB					
			Net Tax	684.58	682.04	979.24	1037.20	
			Sp-Asmnt	21.58	21.58	21.58	30.52	

SHB+ 1HB	CONS F	TYPE M	FACT	SQ-FT 768	VALUE 6720	a	*MAIN
	EEP	P		168	5040	b	PORCH
	OPF	P		168	2520	c	PORCH
	BAL	P		168		d	PORCH
#: 120, L/W 364001200000							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
629	1	2008-12-30	CHEN PT HAI	1WD *	20000	9370	55340
522	1	2008-10-17	HSBC BANK USA NA TRUSTEE	1SH *	26667	8860	52800
855	1	2005-12-29	ALLSUP AMY	1WD	80500	8860	52800
741	1	2005-10-04	WEAVER PHILLIP L	1FD *	42000	8060	43660
985	0	1987-11-23			0	0	28710
Year	Land	Bldg	Total	Net Tax			
2020	2220	12690	14910	592.60			
2019	2120	10130	12250	469.90			
p r o j e c t				ben acres	/ %	factor	
902 MAIN DISTRICT CONSERVANCY				XA/2024			
500 HARDIN COUNTY LANDFILL				XA/2024			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS				Bldg Type		SHB+Cons		DixHt		Area		Unit		Grade		Blt/Renov		Replace		Phy		Fnc		True			
Story Height	1H				Sq-Ft	Value		1 DWELLING	1HB F	0	14X18	1536	252					1910FR	157260	600	.65			61650					600		
Floor Level		Main	FRAME		768	93840		2 Garage	*SV									OLD/FR													
		Part Upper	FRAME		768	34770																									
		Basement			768	14370																									
		Subtotal				142980																									
Shingle		Roof	GABLE					front lot	acres/	frontage	effective	frontage	depth	factor	actual	rate	effective	rate	extended	value	true	value									
		B 1 2 U A							65.0000	65.00	130	93	120	112	7280	7280															
Plaster/Drywall		X X				Extra Features	14280																								
Unfinished Wall		X				Total Value	157260																								
Floor/Hardwood		X																													
Floor/Tile-Lino		X				PUB PAVED ST/RD																									
Number of Rooms	1 3 2					PUB SIDEWALK																									
Bedrooms	2																														
Central Heat		A				Neighborhood:																									
FORCED AIR						Code:	3620																								
Plumbing						Dwl/Gar/NC%	1.1200																								
Standard	1																														
Call Back:								Sign: PSN Date: 2015-03-25								Lister:								36-100035-0000-v082020P							