

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-400035.0000  
L11

RES  
2023

sale

Eff Rate:- 44.63 — 50.76 — 50.59 — 44.66 — a/r

2020 CHEN PI HAI	2008-12-30
2021 CHEN PI HAI	2008-12-30
2022 CHEN PI HAI	2008-12-30
2023 CHEN PI HAI	2008-12-30
530 E FRANKLIN ST	2008-12-30 HOUSERS E PT OL 13 15
	1WD
KENTON OH 43326	\$20,000
	07.1-05-40-035

Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres	6340	6340	6340	7290	7280
Land100%	36260	36260	36260	62260	62250
Bldg100%	42600t	42600t	42600t	69540t	69530t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	2220	2220	2220	2550	2550
Bldg 35%	12690	12690	12690	21790	21790
Totl 35%	14910t	14910t	14910t	24340t	24340t
Hmstd35%					
Owner Oc	14.58	14.46	14.46	21.54	
Hmstd RB					
Net Tax	592.60	684.58	682.04	979.24	
Sp-Asmnt	123.10	21.58	21.58	21.58	

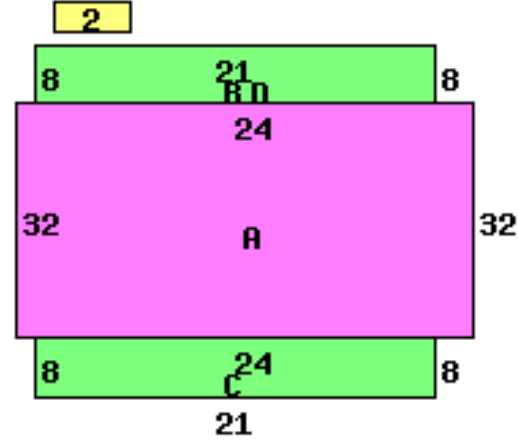
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		768		b	PORCH
	EFP	P		168	6720	c	PORCH
	OFF	P		168	5040	d	PORCH
	BAL	P		168	2520		

#: 120, L/W  
364001200000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
629	1	2008-12-30	CHEN PI HAI	1WD *	20000	9370	55340
522	1	2008-10-17	HSEC 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
2019	2120	10130	12250	469.90
2018	2120	10130	12250	470.40

project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			XA/2023
500 HARDIN COUNTY LANDFILL			XA/2023



530 E FRANKLIN ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	
Main	FRAME 768 93840
Part Upper	FRAME 768 34770
Basement	768 14370
Subtotal	142980
Shingle	Roof GABLE
Plaster/Drywall	B 1 2 U A X X
Unfinished Wall	X
Floor/Hardwood	X
Floor/Tile-Lino	X
Number of Rooms	1 3 2
Bedrooms	2
Central Heat	A
FORCED AIR	
Plumbing	
Standard	1
Extra Features	14280
Total Value	157260
PUB PAVED ST/RD	
PUB SIDEWALK	
Neighborhood:	
Code:	3620
Dwl/Gar/NC%	1.1200

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F				1910FR	157260	.65	Dpr	Value
2 Garage	*SV 0	14X18			OLD/FR	600		Dpr	61650
									600
front lot	acres/	effective	depth	actual	effective	extended	true		
	frontage	frontage	depth	factor	rate	value	value		
	65.0000	65.00	130	93	120	112	7280		7280