PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-400038.0000 RES
L07 2026

sale

2023 KINNEY DONALD W & JUD
2024 KINNEY DONALD W & JUD
2025 KINNEY DONALD W & JUD
2026 KINNEY DONALD W & JUDY E-W NE PT 13
608 E FRANKLIN ST
$0
KENTON OH 43326

2028 HEBERLING PEGGY 2026-03-03
608 E FRANKLIN ST 1WD

KENTON OH 43326

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4290	4290	4290	4290		4290	4910	4920
Bldg100%	84940	84940	84940	84940		84940	117540	117540
Totl100%	89230t	89230t	89230t	89230t		89230t	122460t	122460t
Cauv100%								
Tax Value:								
Land 35%	1500	1500	1500	1500		1500	1720	1720
Bldg 35%	29730	29730	29730	29730		29730	41140	41140
Totl 35%	31230t	31230t	31230t	31230t		31230t	42860t	42860t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1284.06	1358.42	1349.48	1349.48	1349.48			
Sp-Asmnt	21.44	32.36	307.30	307.30				

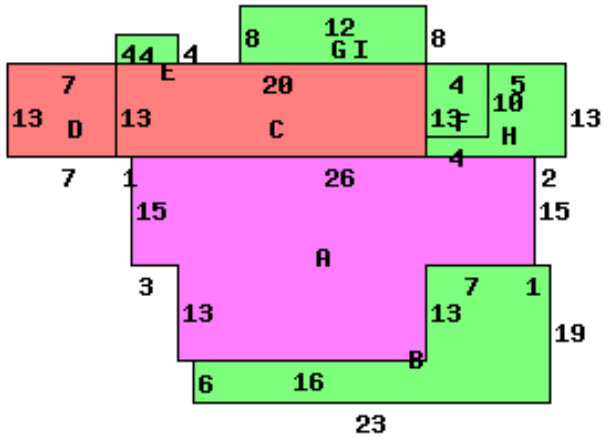
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		598		a	*MAIN
	OFP	P		242	7260	b	PORCH
1 +	F/C	A		260		c	ADDTN
1	F/C	A		91		d	ADDTN
	DK	P		16	240	e	PORCH
	OFP	P		40	1200	f	PORCH
	CAN	P		96	770	g	PORCH
	PAT	P		77	230	h	PORCH
	STP	P		96	380	i	PORCH

L/C SONYA SUE PETTY 3-19-2020 $69,000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
65	1	2026-03-03	HEBERLING PEGGY	1WD	85000	4290	84940
2	1	2026-01-05	KINNEY DONALD W & JUDY E	1DD	48200	4290	84940

Year	Land	Bldg	Total	Net Tax
2022	1310	23450	24760	1156.62
2021	1310	23450	24760	1160.82

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025		
500	HARDIN COUNTY LANDFILL	XA/2025		
540	DELQ SEWER - KENTON CORP	XA/2025		
539	DELQ WATER - KENTON CORP	XA/2025		
642	TRASH-KENTON CITY	XA/2025		



608 E FRANKLIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	949	103930
	Full Upper	FRAME	598	49230
	Qtr Story	FRAME	260	1220
	Basement		120	2650
	Subtotal			157030
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		X		
Panelled Wall	X			
Unfinished Wall	X		X	
Floor/Pine		X	X	
Floor/Carpet		X		
Number of Rooms	1	5	3	1
Bedrooms			3	
Central Heat			A	
FORCED AIR				
Plumbing				
Standard	1			
Extra 2 Fixture	1			

Plumbing	1400
Extra Features	10080
Total Value	168510
PUB PAVED ST/RD	
PUB SIDEWALK	
Neighborhood:	
Code:	3620
Dwl/Gar/NC%	1.5500

	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		1547		C	OLD/AV	168510	.55		117540

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	40.0000	40.00	119	89	138	123	4920	4920

Call Back: Sign: PSN Date: 2015-03-25 Lister: