

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-400040.0000  
L06

RES  
2025

sale

2022 GIBBS DAVID M  
2023 GIBBS DAVID M  
2024 GIBBS DAVID M  
2025 GIBBS DAVID M  
612 E FRANKLIN ST  
KENTON OH 43326

E-W W 1/2 14

\$0

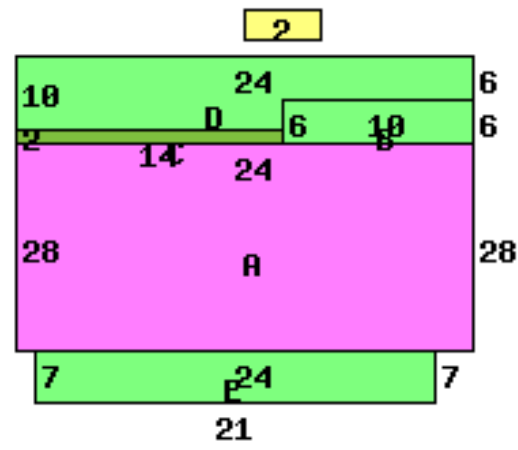
Eff Rate:-	50.59	44.66	47.03	46.74	a/r
Tax Year	2022	2023	2024	2025	2025
Prop Cls	510	510	510	510	510
Acres	4630	5290	5290	5290	5290
Land100%	50310	68230	68230	68230	68230
Bldg100%	54940t	73510t	73510t	73510t	73510t
Totl100%					
Cauvl00%					
Tax Value:					
Land 35%	1620	1850	1850	1850	1850
Bldg 35%	17610	23880	23880	23880	23880
Totl 35%	19230t	25730t	25730t	25730t	25730t
Hmstd35%					
Owner Oc	18.66	22.76	22.74	22.68	22.68
Hmstd RB					
Net Tax	879.64	1035.16	1096.44	1089.14	1089.14
Sp-Asmnt	21.00	21.00	30.89	30.89	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F	M		672			
2	F	P		60	4800	b	PORCH
1	F	A		28		c	ADDTN
	FAT	P		228	680	d	PORCH
	OFF	P		147	4410	e	PORCH

gas fireplace

Year	Land	Bldg	Total	Net Tax
2021	1620	17610	19230	882.94
2020	1620	17610	19230	764.28

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025



612 E FRANKLIN ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level	Main	FRAME	700 90550
	Full Upper	FRAME	672 52250
	Basement		672 12730
	Subtotal		155530
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X	Extra Features	9890
Unfinished Wall	X	Total Value	165420
Floor/Carpet	X X		
Number of Rooms	1 4 5	PUB PAVED ST/RD	
Bedrooms	3	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3620
Plumbing		Dwl/Gar/NC%	1.1200
Standard	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F	18X20	1372		C	OLD/FR	165420	.65		64850
2 Garage			360		C	OLD/AV	8640	.65		3390
front lot	acres/ frontage	effective frontage	depth	actual factor	depth	actual rate	effective rate	extended value	true value	
	41.5800	42.00	166	105	120	126	5290	5290		