PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-410003.0000 COM
P55 2026

sale

2023 NEEDLER ABK LLC	2006-05-24	
2024 NEEDLER ABK LLC	2006-05-24	
2025 NEEDLER ABK LLC	2006-05-24	
2026 NEEDLER ABK LLC	2006-05-24	PT N 1/2 & PT NE 1/4 4
313 E DECATUR ST	2WD	
	$100,000	
KENTON OH 43326		

Eff Rate:– 53.98 — 56.47 — 56.17 — 56.17 — a/r

Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	400	400	400	400	400	400	400
Acres							
Land100%	49110	49110	49110	49110	49110	58940	58940
Bldg100%							0
Totl100%	49110t	49110t	49110t	49110t	49110t	58940t	58940t
Cauv100%							
Tax Value:							
Land 35%	17190	17190	17190	17190	17190	20630	20630
Bldg 35%							0
Totl 35%	17190t	17190t	17190t	17190t	17190t	20630t	20630t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	927.84	970.68	965.60	965.60			
Sp-Asmnt	3.99	11.16	11.16	11.16			

364100020000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
1012	1	1988-12-09		1WD	75000	0	51310
7	0	1987-01-07		*	14000	0	48910

Year	Land	Bldg	Total	Net Tax
2022	14410	0	14410	827.88
2021	14410	0	14410	833.72

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

313 E DECATUR 43326

Neighborhood:

Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
res-ag:lnd%	1.2000
ag-t:c/p/w%	1.2000
ag-t:other%	1.2000
ag:outbldg%	1.2000

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		176.00	188	111	250	278	48930	58720
rear lot		51.00	25	3	125	4	200	220

Call Back: Sign: PSN Date: 2015-01-13 Lister: 36-410003.0000-v082020R