PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-430003.0000 RES
I15 2026

sale

2023 PARKER JILLAN S LE JA	2020-02-25	
2024 PARKER JILLAN S LE JA	2020-02-25	
2025 PARKER JILLAN S LE JA	2020-02-25	
2026 PARKER JILLAN S LE JAME	2020-02-25	STEVENS & SONS 3
808 E FRANKLIN ST	2WD	
	$0	
KENTON OH 43326		

2028 PARKER JILLAN S	2026-09-22	
808 E FRANKLIN ST	2AF	
KENTON OH 43326		

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

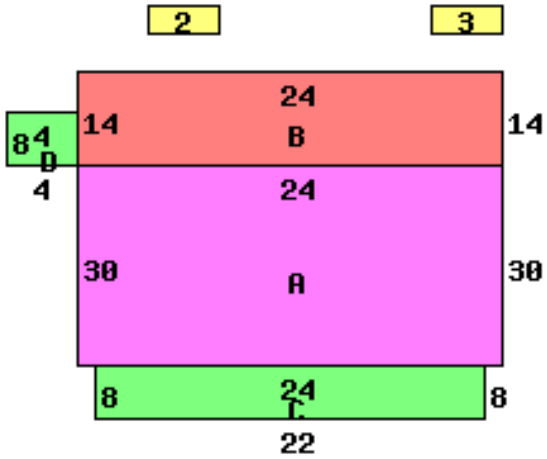
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	6310	6310	6310	6310		6310	7260	7250
Bldg100%	93890	93890	93890	93890		93890	129800	129810
Totl100%	100200t	100200t	100200t	100200t		100200t	137060t	137060t
Cauv100%								
Tax Value:								
Land 35%	2210	2210	2210	2210		2210	2540	2540
Bldg 35%	32860	32860	32860	32860		32860	45430	45430
Totl 35%	35070t	35070t	35070t	35070t		35070t	47970t	47970t
Hmstd35%	34960	34960	34960	34960		34960	47870	
Owner Oc	30.94	30.90	30.82	30.82	30.82	hmstd 2210 l 32750 b		
Hmstd RB	368.96	417.58	429.66	429.66	429.66			
Net Tax	1042.06	1076.98	1054.92	1054.92	1054.92			
Sp-Asmnt	21.43	32.84	32.84	32.84				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		720		a	*MAIN
1 B	F	A		336		b	ADDTN
	OP	P		176	5280	c	PORCH
	STP	P		32	130	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
92226	2	2026-09-22	PARKER JILLAN S	2AF	*	0	6310	93890
73	2	2020-02-25	PARKER JILLAN S LE JAMES	2WD	*	0	5260	62140
175	1	2001-04-18	FINCH JAMES C	1QC	*	0	6510	50860
1207	1	1995-12-07	FINCH KELI L & JAMES C	1QC	*	0	6800	33910

Year	Land	Bldg	Total	Net Tax
2022	1930	26660	28590	907.70
2021	1930	26660	28590	911.06

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



808 E FRANKLIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1056	101590
	Full Upper	FRAME	720	54360
	Basement		1056	19680
	Subtotal			175630
Shingle	Roof	HIP		

	B	1	2	U	A
Plaster/Drywall		P	P		
Panelled Wall		X			
Unfinished Wall	X				
Floor/Carpet		X	X		
Floor/Tile-Lino		L			
Number of Rooms		1	2	4	
Bedrooms				4	
Central Heat				A	
FORCED AIR					
Central A/C				A	
Plumbing					
Standard		1			
Extra 2 Fixture		1			

Air Conditioning	3240	Neighborhood:			
Plumbing	1400	Code:	3620		
Extra Features	5410	Dwl/Gar/NC%	1.5500		
Total Value	185680				
PUB PAVED ST/RD					
Topo: ROLLING					

	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		1776		C	OLD/AV	185680	.55		129510
2	BARN	*SV 0	18X26	468			OLD/PR	300			300
3	Shed	*PP 0	10X12	120			OLD/PR	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	51.0000	50.00	165	105	138	145	7250	7250

Call Back: Sign: PSN Date: 2015-02-25 Lister: