

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-430063.0000
I10

COM
2025

- sale

2022 WARNEMENT DANIEL G
2023 WARNEMENT DANIEL G
2024 WARNEMENT DANIEL G
2025 WARNEMENT DANIEL G
836 E FRANKLIN ST

KENTON OH 43326

2015-03-25
2015-03-25
2015-03-25
2015-03-25 STEVENS & SONS PT 53-54
1WD
\$53,900

- Eff Rate: - 57.45 — 53.98 — 56.47 — 56.17 — a/r

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	439	439	439	439	439
Acres					
Land100%	15690	17890	17890	17890	17890
Bldg100%	165460	181860	181860	181860	181870
Tot100%	181140t	199740t	199740t	199740t	199760t

- Tax Value:

Land 35%	5490	6260	6260	6260
Bldg 35%	57910	63650	63650	63650
Totl 35%	63400t	69910t	69910t	69910t
Hmstd 35%				
Owner Oc				
Hmstd RB				
Net Tax	3642.42	3773.48	3947.68	3927.04
Sp-Asmnt	242.30	242.30	262.64	262.64

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
122	1	2015-03-25	WARNEMENT DANIEL G	1WD	53900	14940	16370
34	1	2011-01-24	BELL JASON D & WHITNEY A	1WD	65000	14940	15830
174	1	1995-03-09	OSBORN PHILLIP E & CAROL	1SD	65000	0	35710

Year	Land	Bldg	Total	Net Tax
2021	5490	57910	63400	3668.20
2020	5490	57910	63400	3279.20

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

836	E FRANKLIN	43326
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PUB PAVED ST/RD

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Neighborhood:
Code:          3620
Dwl/Gar/NC%   1.1200
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	Bldg Type	SHB+Cons	DixHt FtxFtx	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Restaurant			2310	78.18	C	2018AV	180600	.10		162540
2	Paving			7580	3.00	C	2018AV	22740	.15		19330
front lot		acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
			67.00	119	89	300	267	17890	17890		

Call Back:

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

36-430063.0000-v082020R

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