

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-450006.0000
L108

RES
2025

sale

Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

2022 RICHARDSON KELLY M &	2007-10-25
2023 RICHARDSON KELLY M &	2007-10-25
2024 RICHARDSON KELLY M &	2007-10-25
2025 RICHARDSON KELLY M & CA	2007-10-25 FERRIS 6
630 E DECATUR ST	1SD
KENTON OH 43326	\$0

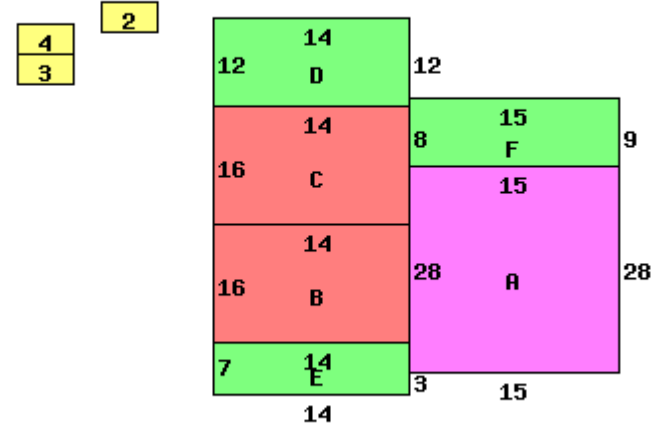
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	4660	5340	5340	5340	5350
Land100%	78460	95740	95740	95740	95750
Bldg100%	83110t	101090t	101090t	101090t	101100t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	1630	1870	1870	1870	1870
Bldg 35%	27460	33510	33510	33510	33510
Totl 35%	29090t	35380t	35380t	35380t	35390t
Hmstd35%	25360	31320	31320	31320	
Owner Oc	24.60	27.72	27.68	27.62	hmstd 1870 l 29450 b
Hmstd RB					
Net Tax	1334.30	1426.98	1511.24	1501.16	
Sp-Asmnt	21.52	21.52	33.47	33.47	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1H	F/C	M		420			
1 A	F/C	A		224			ADDN
1	F/C	A		224			ADDN
	PAT	P		168	500		PORCH
	OPF	P		98	2940		PORCH
DK	P			135	2030		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
423	1	2007-10-25	RICHARDSON KELLY M & CAR	1SD *	0	5110	36800
556	1	2005-08-19	RICHARDSON KELLY M	1WD	69500	4660	31910
426	1	2002-08-15	WHITAKER CHARLES & LILLI	1WD	65000	4660	26370
320	1	1998-06-08	HARP JERRY D & ROBIN A	1WD	50000	4910	17570
248	1	1998-05-05	WEAVER PHILLIP L	1WD	43100	4910	17570
192	1	1995-03-20	SMITH CHAD RICHARDSON &	1WD	40000	0	24510
259	0	1988-04-11		*	0	0	21910

Year	Land	Bldg	Total	Net Tax
2021	1630	27460	29090	1339.22
2020	1630	27460	29090	1159.82

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



630 E DECATUR ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	868 98940
	Part Upper	FRAME	420 23180
	Qtr Story	FRAME	224 990
	Subtotal		123110
Metal	Roof	GABLE	
Plaster/Drywall	D D	224 sq ft	Attic Finish 4270
Panelled Wall	X		Extra Features 5470
Floor/Pine	X X		Total Value 132850
Floor/Carpet	X X		
Number of Rooms	4 3		PUB PAVED ST/RD
Bedrooms	3		
Central Heat	A		Neighborhood: Code: 3620
FORCED AIR			Dwl/Gar/NC% 1.1200
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1H F/C	Area	Rate	Grade	Cond	Value	Dpr	Value
2 Shed	*PP F	10X14	140	C-	2007AV	0		0
3 Garage	F	16X22	352	D	2006AV	6760	.50	3790
4 Garage		24X24	576	C	2015AV	13820	.25	11610
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
	50.0000	50.00	120	89	107	5350	5350	