PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-450006.0000 RES
L108 2026

sale

2023	RICHARDSON KELLY M &	2007-10-25
2024	RICHARDSON KELLY M &	2007-10-25
2025	RICHARDSON KELLY M &	2007-10-25
2026	RICHARDSON KELLY M & CA	2007-10-25 FERRIS 6
	630 E DECATUR ST	1SD
		$0
	KENTON OH 43326	

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

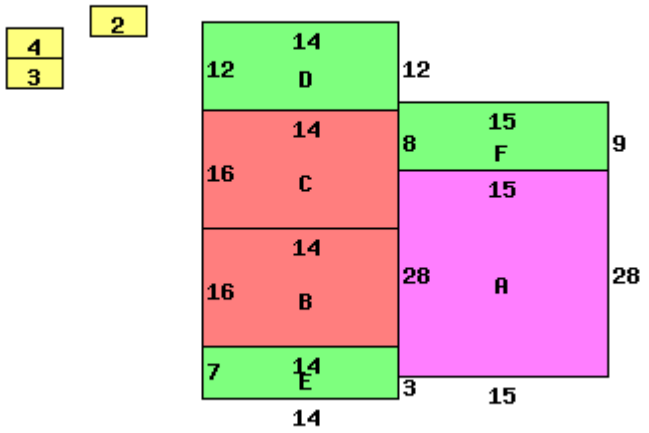
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5340	5340	5340	5340		5340	6140	6150
Bldg100%	95740	95740	95740	95740		95740	132510	132510
Totl100%	101090t	101090t	101090t	101090t		101090t	138660t	138660t
Cauv100%								
Tax Value:								
Land 35%	1870	1870	1870	1870		1870	2150	2150
Bldg 35%	33510	33510	33510	33510		33510	46380	46380
Totl 35%	35380t	35380t	35380t	35380t		35380t	48530t	48530t
Hmstd35%	31320	31320	31320	31320		31320	42900	
Owner Oc	27.72	27.68	27.62	27.62	27.62	hmstd 1870 l 29450 b		
Hmstd RB								
Net Tax	1426.98	1511.24	1501.16	1501.16	1501.16			
Sp-Asmnt	21.52	33.47	33.47	33.47				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		420		a	*MAIN
1 A	F/C	A		224		b	ADDTN
1	F/C	A		224		c	ADDTN
	PAT	P		168	500	d	PORCH
	OFP	P		98	2940	e	PORCH
	DK	P		135	2030	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
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
2022	1630	27460	29090	1334.30
2021	1630	27460	29090	1339.22

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

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	868	98940
	Part Upper	FRAME	420	23180
	Qtr Story	FRAME	224	990
	Subtotal			123110
Metal	Roof	GABLE		

B 1 2 U A

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			
			Neighborhood:	
Central Heat	A		Code:	3620
FORCED AIR			Dwl/Gar/NC%	1.5500
Plumbing				
Standard	1			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1H F/C		1512		C-	OLD/GD	119570	.40		111200
2	Shed	*PP F	10X14	140			2007AV	0			0
3	Garage	F	16X22	352		D	2006AV	6760	.50		5240
4	Garage		24X24	576		C	2015AV	13820	.25		16070

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	50.0000	50.00	120	89	138	123	6150	6150

Call Back: Sign: PSN Date: 2016-02-18 Lister: