PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-450050.0000 RES
RR111 2026

## sale

| | | |
|---|---|---|
| 2023 | BRESSLER DONALD L JR | 2001-07-11 |
| 2024 | BRESSLER DONALD L JR | 2001-07-11 |
| 2025 | BRESSLER DONALD L JR | 2001-07-11 |
| 2026 | BRESSLER DONALD L JR | 2001-07-11 MAPLEWOOD 11-12 |
| | 605 S STEVENS ST | 1WD |
| | | $49,500 |
| | 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% | 8630 | 8630 | 8630 | 8630 | | 8630 | 9910 | 9920 |
| Bldg100% | 81200 | 81200 | 81200 | 81200 | | 81200 | 112370 | 112360 |
| Totl100% | 89830t | 89830t | 89830t | 89830t | | 89830t | 122290t | 122280t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 3020 | 3020 | 3020 | 3020 | | 3020 | 3470 | 3470 |
| Bldg 35% | 28420 | 28420 | 28420 | 28420 | | 28420 | 39330 | 39330 |
| Totl 35% | 31440t | 31440t | 31440t | 31440t | | 31440t | 42800t | 42800t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1292.70 | 1367.56 | 1358.54 | 1358.54 | 1358.54 | | | |
| Sp-Asmnt | 22.31 | 32.43 | 32.43 | 32.43 | | | | |

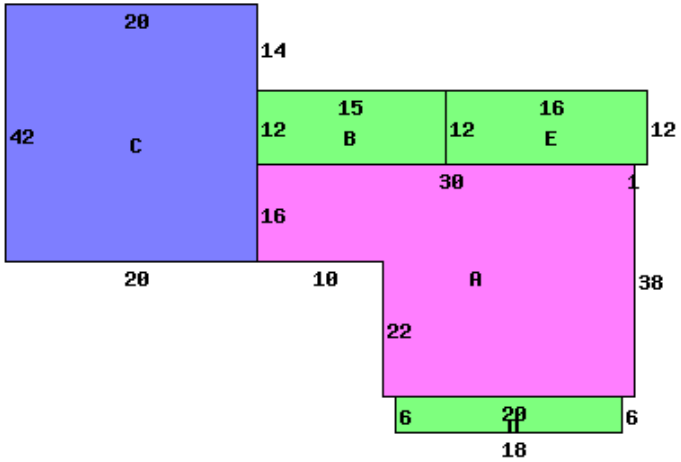
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 920 | | a | *MAIN |
| | EFP | P | | 180 | 7200 | b | PORCH |
| | F | G | | 840 | 20160 | c | GRAGE |
| | OFP | P | | 108 | 3240 | d | PORCH |
| | WDD | P | | 192 | 2880 | e | PORCH |

#: 51, L/W
3645005100000

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 339 | 1 | 2001-07-11 | BRESSLER DONALD L JR | 1WD | 49500 | 6830 | 31340 |
| 545 | 1 | 2000-09-12 | CHASE MANHATTAN MORTGAGE | 1SH | 33000 | 6830 | 31340 |
| 17 | 1 | 1999-01-15 | CRUM BETTY L | 1WD | 58500 | 5030 | 24740 |
| 460 | 0 | 1987-06-05 | | * | 29500 | 0 | 23110 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 2650 | 18770 | 21420 | 1000.60 |
| 2021 | 2650 | 18770 | 21420 | 1004.24 |

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




605 S STEVENS ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 920 | 100760 |
| | Subtotal | | | 100760 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Garages and Carports | 20160 |
| Panelled Wall | X | Extra Features | 13320 |
| Floor/Pine | X | Total Value | 134240 |
| Floor/Carpet | X | | |
| Number of Rooms | 5 | PUB ALLEY | |
| Bedrooms | 3 | | |
| | | Neighborhood: | |
| Central Heat | A | Code: | 3620 |
| GRAV 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 | 1 F/C | | 920 | | C- | 1945GD | 120820 | .40 | | 112360 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 80.00 | 123 | 90 | 138 | 124 | 9920 | 9920 |

Call Back: Sign: PSN Date: 2014-11-17 Lister: 36-450050.0000-v082020R