

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-450084.0000  
RR63

RES  
2025

sale

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

2022	MANN'S KIMBERLY L	2019-10-04			
2023	MANN'S KIMBERLY L	2019-10-04			
2024	MANN'S KIMBERLY L	2019-10-04			
2025	MANN'S KIMBERLY L	2019-10-04	PORTNERS SUB 5		
	617 S HENRY ST	2CT			
	KENTON OH 43326	\$0			

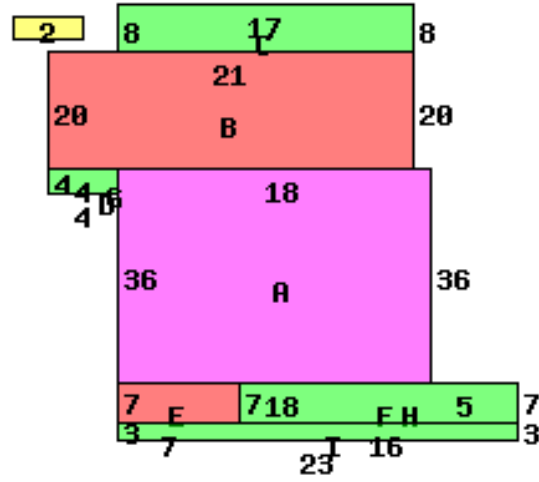
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4970	5660	5660	5660	5670
Bldg100%	25600	41660	41660	41660	41650
Totl100%	30570t	47310t	47310t	47310t	47320t
Cauvl00%					
Tax Value:					
Land 35%	1740	1980	1980	1980	1980
Bldg 35%	8960	14580	14580	14580	14580
Totl 35%	10700t	16560t	16560t	16560t	16560t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	499.84	680.88	720.32	715.56	
Sp-Asmnt	20.66	20.66	28.93	28.93	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		648			ADDTN
1	F/C	A		420			PORCH
	EFP	P		136	5440		PORCH
	CAN	P		16	130		ADDTN
1	F/C	A		49			PORCH
	CAN	P		112	900		PORCH
	STP	P		16	60		PORCH
	PAT	P		112	340		PORCH
	OFF	P		69	2070		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
373	2	2019-10-04	MANN'S KIMBERLY L	2CT *	0	4740	21460
64	1	2014-03-07	MANN'S DAVID L & KIMBERLY	1QC	20000	6540	40170
113	1	2014-03-07	MANN'S DELMAR & JANET	1QC *	0	6540	40170
481	1	2012-12-04	MANN'S DEAN	1WD *	0	6540	40170
234	1	2007-06-28	MANN'S DELMAR & JANET L	1SD *	0	4940	36060
330	1	2007-06-28	MANN'S DELMAR	1WD	14000	4940	36060
320	1	2007-06-25	REO NATIONWIDE LLC	1WD	3000	4940	36060
614	1	2006-10-04	WM SPECIALTY MORTGAGE LL	1WD	26000	4940	36060
58	1	2000-01-26	HINKLE MELVIN ERNEST	1WD	26933	4490	25740

Year	Land	Bldg	Total	Net Tax
2021	1740	8960	10700	501.66
2020	1740	8960	10700	435.74

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



617 S HENRY ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1117	103090
Shingle	Subtotal	103090
	Roof	
Plaster/Drywall	D	Extra Features 9220
Floor/Carpet	X	Total Value 112310
Number of Rooms	4	
Bedrooms	2	PUB ALLEY
Central Heat	A	Neighborhood:
FORCED AIR		Code: 3620
Plumbing		Dwl/Gar/NC% 1.1200
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1117		D	OLD/AV	.55	.20	36230
2 Garage		24X24	576	C	1981AV	.65		5420
front lot	acres/ frontage	effective frontage	depth	actual factor	effective rate	extended value	true value	
	45.00	168	105	120	126	5670	5670	