PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-450102.0000 RES
RR73 2025

sale

2022	GILLEN NORMAN & SHIRL	2000-02-25	
2023	GILLEN NORMAN & SHIRL	2000-02-25	
2024	GILLEN NORMAN & SHIRL	2000-02-25	
2025	GILLEN NORMAN & SHIRLEY	2000-02-25	PORTNERS SUB PT VAC ST
	512 S STEVENS ST	1QC 23-24	
		$0	
	KENTON OH 43326		

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

	2022	2023	2024	2025	CAMA
Tax Year					
Prop Cls	510	510	510	510	510
Acres					
Land100%	11860	13570	13570	13570	13560
Bldg100%	76630	104430	104430	104430	104430
Totl100%	88490t	118000t	118000t	118000t	117990t
Cauv100%					
Tax Value:					
Land 35%	4150	4750	4750	4750	4750
Bldg 35%	26820	36550	36550	36550	36550
Totl 35%	30970t	41300t	41300t	41300t	41300t
Hmstd35%					
Owner Oc	30.04	36.54	36.52	36.40	
Hmstd RB	400.22	368.96	417.58	429.66	
Net Tax	1016.44	1292.60	1342.36	1318.54	
Sp-Asmnt	25.07	25.07	35.19	35.19	

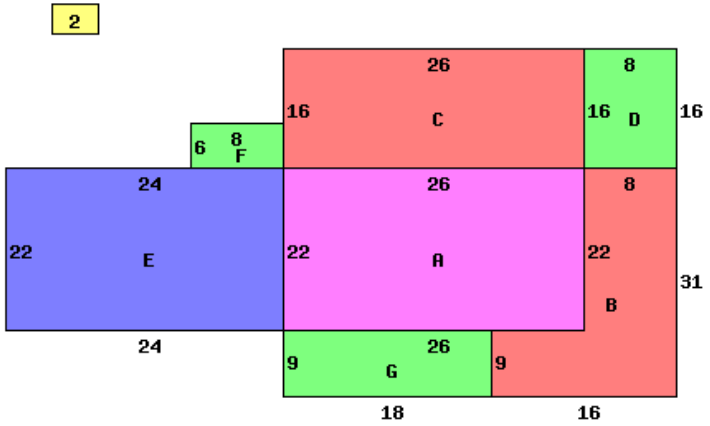
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		572		a	*MAIN
1	F/C	A		320		b	ADDTN
1	F/C	A		416		c	ADDTN
	DK	P		128	1920	d	PORCH
	F2	G		528	12670	e	GRAGE
	DK	P		48	720	f	PORCH
	OFP	P		162	4860	g	PORCH

#: 103 & 129 L/W
364501030000
364501290000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
76	1	2000-02-25	GILLEN FAMILY TRUST THE	1QC *	0	10710	38060

Year	Land	Bldg	Total	Net Tax
2021	4150	26820	30970	1020.22
2020	4150	26820	30970	883.16

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



512 S STEVENS ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1308	104840
	Part Upper	FRAME	572	28990
	Subtotal			133830
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	D	Plumbing	1400
Panelled Wall	X		Garages and Carports	12670
Floor/Carpet	X	X	Extra Features	7500
Floor/Tile-Lino	L		Total Value	155400
Number of Rooms	3	2		
Bedrooms	1	2	PUB PAVED ST/RD	
Central Heat	A		Neighborhood:	
FORCED AIR			Code:	3620
Plumbing			Dwl/Gar/NC%	1.1200
Standard	1			
Extra 2 Fixture	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		1880		C	OLD/GD	155400	.40		104430
2	Shed	*PP 0	8X12	96		C	OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	85.0000	85.00	161	103	120	124	10540	10540
front lot	24.0000	24.00	168	105	120	126	3020	3020

Call Back: Sign: PSN Date: 2014-11-17 Lister: 36-450102.0000-v082020R