PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-450107.0000 RES
I108 2025

sale

2022	BROWN JUDITH K	2006-09-27
2023	BROWN JUDITH K	2006-09-27
2024	BROWN JUDITH K	2006-09-27
2025	BROWN JUDITH K	2006-09-27 FERRIS PT 16-17
	420 S SCIOTO ST	1SD
		$61,200
	KENTON OH 43326	

2026	WHITAKER JAMES	2025-10-03
	420 S SCIOTO ST	1WD
	KENTON OH 43326	

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

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5230	6000	6000	6000	6000
Bldg100%	53970	54490	54490	54490	54480
Totl100%	59200t	60490t	60490t	60490t	60480t
Cauv100%					
Tax Value:					
Land 35%	1830	2100	2100	2100	2100
Bldg 35%	18890	19070	19070	19070	19070
Totl 35%	20720t	21170t	21170t	21170t	21170t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	967.90	870.44	920.84	914.78	
Sp-Asmnt	22.19	22.19	29.67	29.67	

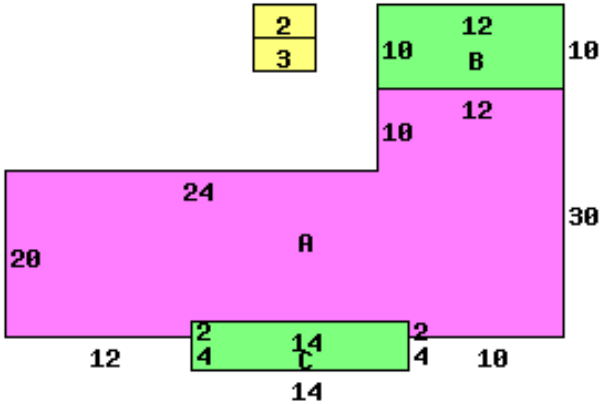
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		812		a	*MAIN
	DK	P		120	1800	b	PORCH
	OFP	P		84	2520	c	PORCH

#: 108, L/W
L/C KENNETH GOMAN & TIFFANY SAGASTUME $40,000 1-22-2025
364501080000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
440	1	2025-10-03	WHITAKER JAMES	1WD	53000	6000	54490
362	1	2025-08-19	CAHILL RUSSELL C	1WD	35000	6000	54490
591	1	2006-09-27	BROWN JUDITH K	1SD	61200	5200	56740
613	1	2002-11-06	LAWRENCE CYNTHIA & JAMES	1WD	54000	4740	49090
113	3	2002-03-14	KAHLEY EVERETT L	3CT *	0	4740	40540

Year	Land	Bldg	Total	Net Tax
2021	1830	18890	20720	971.44
2020	1830	18890	20720	843.76

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



420 S SCIOTO ST 43326

Occupancy 1 Single Family

Story Height 1
Floor Level Main FRAME
Subtotal
Shingle Roof GABLE

*DWELLING COMPUTATIONS

	Sq-Ft	Value
	812	96210
		96210

B 1 2 U A

Panelled Wall	X	Air Conditioning	1470
Floor/Carpet	X	Extra Features	4320
Number of Rooms	4	Total Value	102000
Bedrooms	1		
		PUB ALLEY	
Central Heat	A		
FORCED AIR		Neighborhood:	
Central A/C	A	Code:	3620
Plumbing		Dwl/Gar/NC%	1.1200
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		812		C-	1945AV	91800	.55		46270
2	Garage		24X30	720		C	1985AV	17280	.65		6770
3	P	OFP	10X12	120		C	1994AV	3600	.60		1440

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	60.0000	60.00	106	83	120	100	6000	6000

Call Back: Sign: PSN Date: 2015-02-26 Lister: 36-450107.0000-v082020R