PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-460014.0000 RES
L121 2026

sale

2023	WARD DAVID E	2022-09-22
2024	WARD DAVID E	2022-09-22
2025	WARD DAVID E	2022-09-22
2026	WARD DAVID E	2022-09-22 PARKS 5
	536 E DECATUR ST	1QC
		$0
	KENTON OH 43326	

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

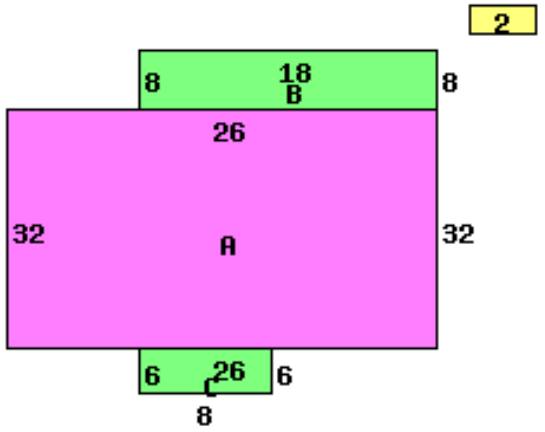
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	6430	6430	6430	6430		6430	7370	7380
Bldg100%	63400	63400	63400	63400		63400	87740	87740
Totl100%	69830t	69830t	69830t	69830t		69830t	95110t	95120t
Cauv100%								
Tax Value:								
Land 35%	2250	2250	2250	2250		2250	2580	2580
Bldg 35%	22190	22190	22190	22190		22190	30710	30710
Totl 35%	24440t	24440t	24440t	24440t		24440t	33290t	33290t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1004.88	1063.08	1056.06	1056.06	1056.06			
Sp-Asmnt	21.27	30.54	30.54	30.54				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		832		a	*MAIN
	EFP	P		144	5760	b	PORCH
	OFP	P		48	1440	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
438	1	2022-09-22	WARD DAVID E	1QC *	0	5600	63000
434	1	2022-09-19	WARD JOSEPHINE	1CT *	0	5600	63000

Year	Land	Bldg	Total	Net Tax
2022	1960	22050	24010	698.08
2021	1960	22050	24010	700.68

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



536 E DECATUR ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	832	98580
	Full Upper	FRAME	832	59060
	Basement		416	8000
	Subtotal			165640
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	P P	Extra Features	7200
Panelled Wall	X	Total Value	172840
Unfinished Wall	X		
Floor/Pine	X	PUB SIDEWALK	
Floor/Carpet	X		
Number of Rooms	1 4 3	Neighborhood:	
Bedrooms	3	Code:	3620
		Dwl/Gar/NC%	1.5500
Central Heat	A		
FORCED AIR			
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	1TB F		1664		D+	OLD/FR	146910	.65		79700
2	Garage		24X30	720		C	1987FR	17280	.70		8040

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	60.0000	60.00	120	89	138	123	7380	7380

Call Back: Sign: PSN Date: 2015-03-25 Lister: