

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-460027.0000
L114

RES
2025

sale

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

2022 CLEMENTS EDWARD E	2012-07-19
2023 CLEMENTS EDWARD E	2012-07-19
2024 CLEMENTS EDWARD E	2012-07-19
2025 CLEMENTS EDWARD E	2012-07-19
612 HENRY ST	E-W PT OL 6 & VAC ALLEY
	1CT
KENTON OH 43326	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	14860	17000	17000	17000	16990
Bldg100%	81890	72000	72000	72000	72010
Totl100%	96740t	89000t	89000t	89000t	89000t
Cauvl00%					

2026 CLEMENTS KEITH E	2025-07-11
612 HENRY ST	1CT
KENTON OH 43326	

Tax Value:					
Land 35%	5200	5950	5950	5950	5950
Bldg 35%	28660	25200	25200	25200	25200
Totl 35%	33860t	31150t	31150t	31150t	31150t
Hmstd35%					
Owner Oc	32.84	27.56	27.54	27.46	
Hmstd RB	400.22	368.96	417.58	429.66	
Net Tax	1148.64	884.28	909.82	888.90	
Sp-Asmnt	21.79	21.79	33.28	33.28	

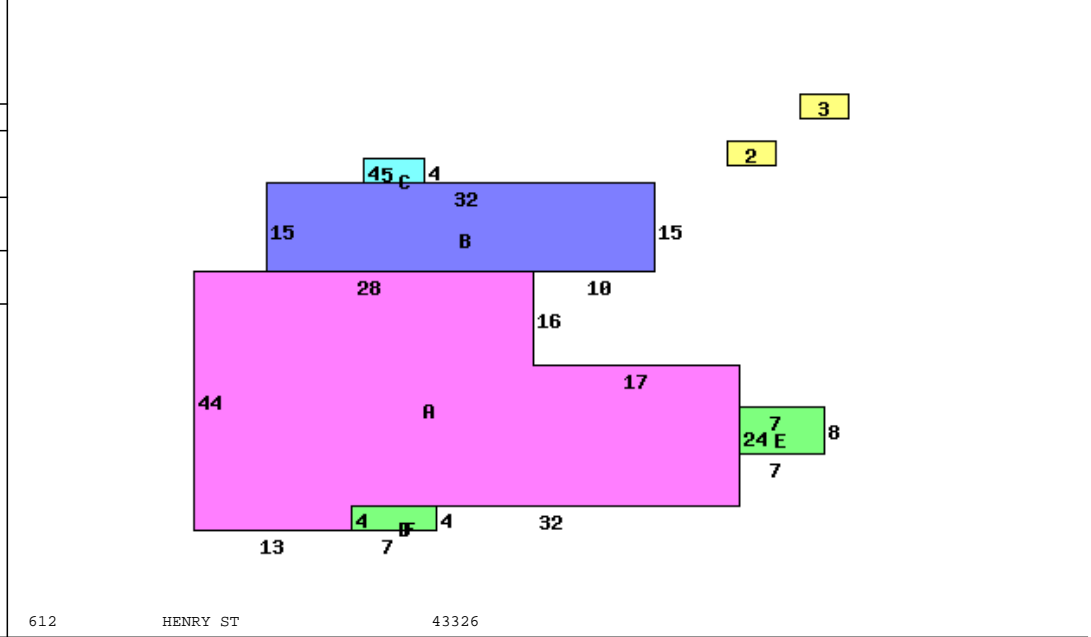
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1580			GRAGE
	F	G		480	11520	b	GRAGE
04	F	O		20	240	c	OTHER
	RFX	P		28	280	d	PORCH
	OPF	P		56	1680	e	PORCH
	STP	P		28	110	f	PORCH

L/C DONALD L JR & PATRICIA J ALDRIDGE 3-23-2026 MODIFIED \$135,000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
311	1	2025-07-11	CLEMENTS KEITH E	1CT *	0	17000	72000
298	1	2012-07-19	CLEMENTS EDWARD E	1CT *	0	19600	56060
541	1	1996-08-30	CLEMENTS EDWARD E & FRAN	1WD	59000	9600	36710

Year	Land	Bldg	Total	Net Tax
2021	5200	24550	29750	964.20
2020	5200	24550	29750	834.64

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



612 HENRY ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS		
Story Height	1	Sq-Ft	Value	
Floor Level	Main	FRAME	1580 124140	
Shingle	Subtotal	Roof	GABLE	124140
Plaster/Drywall	P	Air Conditioning	2800	
Floor/Carpet	X	Plumbing	2100	
Floor/Tile-Lino	L	Garages and Carports	11520	
Number of Rooms	6	Extra Features	2310	
Bedrooms	3	Total Value	142870	
Central Heat	A	Neighborhood:		
FORCED AIR		Code:	3620	
Central A/C	A	Dwl/Gar/NC%	1.1200	
Plumbing				
Standard	1			
Extra 2 Fixture	1			
Extra Fixture	1			

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True	
1 DWELLING	1 F/C	FtxFt	Area	Grade	Cond	Value	Dpr	Dpr	Value
2 Shed	*PP F 0	10X12	120		1950AV	142870	.55		72010
3 CARPORT	*PP	20X30	600		1997	0			0
					2020AV	0			0
front lot	acres/	effective	depth	depth	actual	effective	extended	true	
	frontage	frontage	factor	factor	rate	rate	value	value	
	124.0000	124.00	214	114	120	137	16990	16990	