PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-460038.0000 EXM
L130 2025

sale

2022	HARDIN COUNTY COMMISS	2006-01-17
2023	HARDIN COUNTY COMMISS	2006-01-17
2024	HARDIN COUNTY COMMISS	2006-01-17
2025	HARDIN COUNTY COMMISSIO	2006-01-17 NW 1/4 FRACT 4
	400 DECATUR ST	2WD
		$0
	KENTON OH 43326	

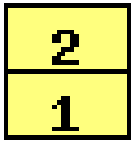
Eff Rate: – 57.45 — 53.98 — 56.47 — 56.17 — a/r

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	620	620	620	620	620
Acres	1.7700	1.7700	1.7700	1.7700	
Land100%	25170	32310	32310	32310	32300
Bldg100%	609910	614600	614600	614600	614600
Totl100%	635090t	646910t	646910t	646910t	646900t
Cauv100%					
Tax Value:					
Land 35%	8810	11310	11310	11310	11310
Bldg 35%	213470	215110	215110	215110	215110
Totl 35%	222280t	226420t	226420t	226420t	226420t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax					
Sp-Asmnt	18.00	18.00	73.60	73.60	

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
13	2	2006-01-17	HARDIN COUNTY COMMISSION	2WD *	0	26540	427830
291	1	1999-05-27	C K OF KENTON LLC	1WD	600000	21230	289600
703	4	1994-08-03	GOOD GENE A & SHARON J	4WD *	0	0	310800

Year	Land	Bldg	Total	Net Tax
2021	8810	213470	222280	0.00
2020	8810	213470	222280	0.00

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



400 DECATUR 43326

Neighborhood:
Code: 3620
Dwl/Gar/NC% 1.1200

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	OFFICE			8400	70.51	C	1988AV	592280	.45		325750
2	WHSE			16640	28.03	C	1988AV	466420	.40		279850
3	Paving			30000	1.50	C	1988AV	45000	.80		9000
4	Shed	*PP	6X6	36			2011AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
site value	1.1500				20000		23000	23000
site value	.6200				15000		9300	9300

Call Back: Sign: PSN Date: 2015-03-25 Lister: 36-460038.0000-v082020R