PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-470006.0000 RES
P100 2026

sale

2023	THOMAS JOHN E JR & BE	2019-09-12
2024	THOMAS JOHN E JR & BE	2019-09-12
2025	THOMAS JOHN E JR & BE	2019-09-12
2026	THOMAS JOHN E JR & BECK	2019-09-12 J C WMS 6
	327 S HIGH ST	1SD
		$72,000
	KENTON OH 43326	

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

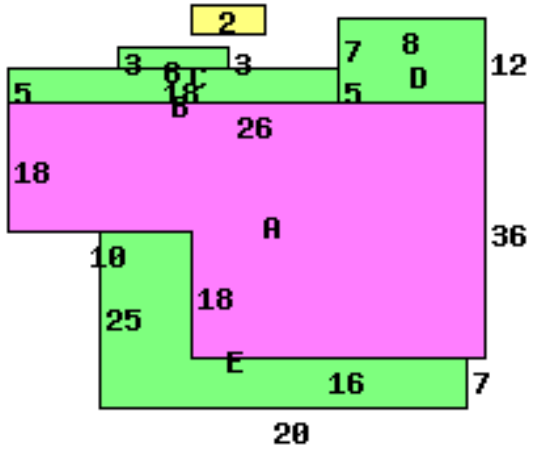
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5510	5510	5510	5510		5510	6340	6340
Bldg100%	77770	77770	77770	77770		77770	107060	107060
Totl100%	83290t	83290t	83290t	83290t		83290t	113400t	113400t
Cauv100%								
Tax Value:								
Land 35%	1930	1930	1930	1930		1930	2220	2220
Bldg 35%	27220	27220	27220	27220		27220	37470	37470
Totl 35%	29150t	29150t	29150t	29150t		29150t	39690t	39690t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1198.56	1267.94	1259.60	1259.60	1259.60			
Sp-Asmnt	21.20	32.70	32.70	32.70				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		756		a	*MAIN
	EFP	P		90	3600	b	PORCH
	EFP	P		18	720	c	PORCH
	DK	P		96	1440	d	PORCH
	OFP	P		230	6900	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
398	1	2019-09-12	THOMAS JOHN E JR & BECKIE	1SD	72000	4600	43140
1016	1	1991-12-09		1WD	36000	0	27510

Year	Land	Bldg	Total	Net Tax
2022	1690	18470	20160	941.74
2021	1690	18470	20160	945.18

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



327 S HIGH ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	756	92380
	Part Upper	FRAME	756	34220
	Basement		378	7300
	Subtotal			133900
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	P P	Air Conditioning	2720
Panelled Wall	X	Plumbing	2100
Unfinished Wall	X	Extra Features	12660
Floor/Pine	X X	Total Value	151380
Floor/Carpet	X X		
Floor/Concrete	X	PUB SIDEWALK	
Floor/Tile-Lino	L		
Number of Rooms	1 4 3	Neighborhood:	
Bedrooms	3	Code:	3620
		Dwl/Gar/NC%	1.5500
Central Heat	A		
FORCED AIR			
Central A/C	A		
Plumbing			
Standard	1		
Extra 3 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	1HB F		1512		C	OLD/AV	151380	.55		105590
2	Shed		10X18	180		D	2020AV	1730	.15		1470

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	48.0000	48.00	140	96	138	132	6340	6340

Call Back: Sign: PSN Date: 2015-01-13 Lister:

36-470006.0000-v082020R