

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-470022.0000  
L136

RES  
2025

sale

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

2022 WARD CRAIG A	1994-11-18
2023 WARD CRAIG A	1994-11-18
2024 WARD CRAIG A	1994-11-18
2025 KNIPPEN BRITTANY & SHAL	2024-02-13 J C WMS 22
319 S CLINTON ST	1WD
KENTON OH 43326	\$0

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres	4690	5370	5370	5370	5370	5380
Land100%	45940	56260	56260	56260	56260	56270
Bldg100%	50630t	61630t	61630t	61630t	61630t	61650t
Totl100%						
Cauv100%						
Tax Value:						
Land 35%	1640	1880	1880	1880	1880	1880
Bldg 35%	16080	19690	19690	19690	19690	19690
Totl 35%	17720t	21570t	21570t	21570t	21570t	21580t
Hmstd35%	16000	19250				
Owner Oc	15.52	17.04	17.02			
Hmstd RB						
Net Tax	812.24	869.84	921.22	932.04	932.04	
Sp-Asmnt	20.95	20.95	29.80	29.80		

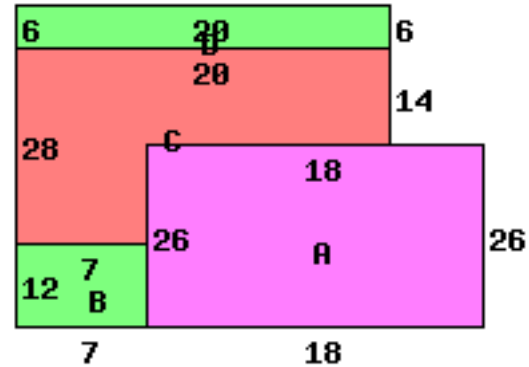
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		468		b	PORCH
	EFP	P		84	3360	c	ADDIN
1	F/C	A		378		d	PORCH
	EFP	P		120	4800		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
87	1	2024-02-13	KNIPPEN BRITTANY & SHALLI	1WD *	0	5370	56260
1078	1	1994-11-18	WARD CRAIG A	1WD	13500	0	23830

Year	Land	Bldg	Total	Net Tax
2021	1640	16080	17720	815.26
2020	1640	16080	17720	705.94

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

2  
3



319 S CLINTON ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	Main FRAME 846 100230
	Part Upper FRAME 468 25060
	Basement 234 4790
	Subtotal 130080
Shingle	Roof GABLE
Plaster/Drywall	P P Air Conditioning 2420
Unfinished Wall	X Extra Features 8160
Floor/Pine	X Total Value 140660
Floor/Carpets	X X
Floor/Tile-Lino	L PUB SIDEWALK
Number of Rooms	1 4 2
Bedrooms	2 Neighborhood: Code: 3620
Central Heat	A Dwl/Gar/NC% 1.1200
FORCED AIR	
Central A/C	A
Plumbing	
Standard	1

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F	1314	Rate	C- OLD/FR	126590	.65	Dpr	49620
2 Pole Build	F	24X42	1008	C 1995AV	12100	.60		4840
3 Pole Build	F	14X24	336	C 2001AV	4030	.55		1810
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
	48.0000	48.00	131	93	120	112	5380	5380