PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-490021.0000 RES
K65 2026

sale

2023	GOSSARD LARRY A	2005-12-21	
2024	GOSSARD LARRY A	2005-12-21	
2025	GOSSARD LARRY A	2005-12-21	
2026	GOSSARD LARRY A	2005-12-21	BRUMMS PT PT VAC ALLEY
	29 BROADWAY ST	1QC	20-22
		$0	
	KENTON OH 43326		

2028	GOSSARD LARRY A TRUSTEE	2026-04-24	
	29 BROADWAY ST	1QC	
	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%	21000	21000	21000	21000		21000	24200	24210
Bldg100%	122170	122170	122170	122170		122170	163860	163860
Totl100%	143170t	143170t	143170t	143170t		143170t	188060t	188070t
Cauv100%								
Tax Value:								
Land 35%	7350	7350	7350	7350		7350	8470	8470
Bldg 35%	42760	42760	42760	42760		42760	57350	57350
Totl 35%	50110t	50110t	50110t	50110t		50110t	65820t	65820t
Hmstd35%	46410	46410	45650	45650		45650	61370	
Owner Oc	41.08	41.02	40.24	40.24	40.24	hmstd 7350 l	38300 b	
Hmstd RB	368.96	417.58	429.66	429.66	429.66			
Net Tax	1650.32	1721.04	1695.38	1695.38	1695.38			
Sp-Asmnt	26.50	35.93	35.93	35.93				

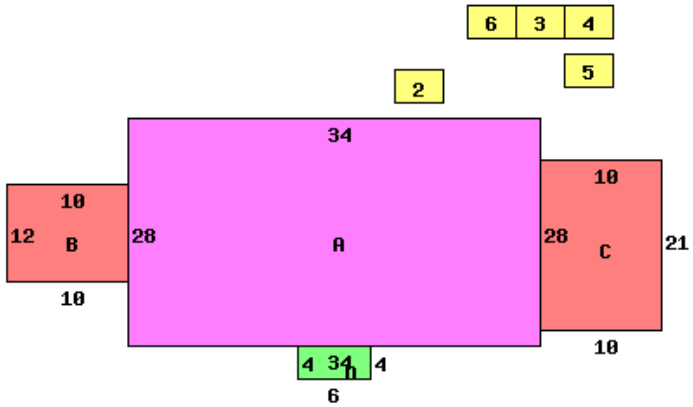
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 BA	B	M		952		a	*MAIN
1 B	B	A		120		b	ADDTN
1 B	B	A		210		c	ADDTN
	STP	P		24	100	d	PORCH

#: 22 59 L/W
364900220000
364900590000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
189	1	2026-04-24	GOSSARD LARRY A TRUSTEE	1QC *	0	21000	122170
496	1	2005-12-21	GOSSARD LARRY A	1QC *	0	20490	96660
551	1	2001-12-31	GOSSARD LARRY A & MARY R	1QC *	0	18570	72830
218	1	2000-05-30	POOLE MARY ROSE	1QC *	0	18570	72830
804	1	1994-09-01	POOLE WILLIAM I & MARY R	1WD	80000	0	71510

Year	Land	Bldg	Total	Net Tax
2022	5520	39270	44790	1651.42
2021	5520	39270	44790	1657.56

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



29 BROADWAY ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	1282	116730
	Qtr Story	BRICK	952	4100
	Basement		1282	23730
	Subtotal			144560
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		X	X	459 sq ft	
Unfinished Wall	X				
Floor/Hardwood		X			
Floor/Pine			X		
Floor/Carpet		X			
Number of Rooms	1	5	1		
Bedrooms		2			
Fireplace					
Openings	1				
Stacks	1				
Central Heat		A			
FORCED AIR					
Central A/C		A			
Plumbing					
Standard	1				

Attic Finish	7910		
Fireplaces	2000		
Air Conditioning	3180		
Extra Features	100		
Total Value	157750		
PUB SIDEWALK			
Neighborhood:			
Code:	3630		
Dwl/Gar/NC%	1.4500		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 BAB		1741		C	1938GD	157750	.40		137240
2	Pool		16X32	512		C	1975AV	25600	.50	.30	8960
3	P	*NV PAT		96			1975	0			0
4	Shop-Stud		16X24	384		D	1938AV	4610	.65		1610
5	Garage		30X38	1140		C	1986AV	27360	.65		13890
6	P	DK		320			2002AV	4800	.55		2160

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		133.00	200	113	161	182	24210	24210

Call Back: Sign: PSN Date: 2015-12-02 Lister: