PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-490038.0000 RES
J17 2025

sale

2022	KINNEY DONALD W & JUD	2002-10-09
2023	KINNEY DONALD W & JUD	2002-10-09
2024	KINNEY DONALD W & JUD	2002-10-09
2025	KINNEY DONALD W & JUDY	2002-10-09 BRUMMS 38
	54 BROADWAY ST	1SD
		$0
	KENTON OH 43326	

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

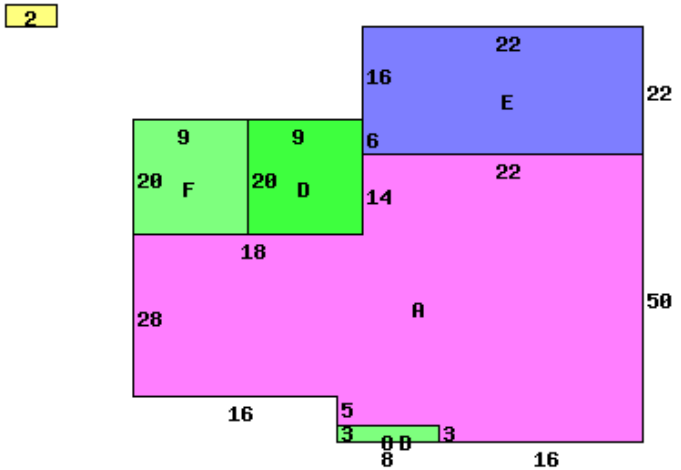
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5940	7910	7910	7910	7900
Bldg100%	91430	96830	96830	96830	96830
Totl100%	97370t	104740t	104740t	104740t	104730t
Cauv100%					
Tax Value:					
Land 35%	2080	2770	2770	2770	2770
Bldg 35%	32000	33890	33890	33890	33890
Totl 35%	34080t	36660t	36660t	36660t	36660t
Hmstd35%					
Owner Oc	33.06	32.44	32.40	32.32	
Hmstd RB	400.22	368.96	417.58	429.66	
Net Tax	1158.72	1105.92	1144.64	1122.12	
Sp-Asmnt	21.61	21.61	32.72	32.72	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1596		a	*MAIN
	OFP	P		24	720	b	PORCH
	DK	P		180	2700	c	PORCH
	CPY	P		180	1440	d	PORCH
	F2	G		484	11620	e	GRAGE
	DK	P		180	2700	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
428	1	2002-10-09	KINNEY DONALD W & JUDY	1SD	*	0	6970	55140
469	1	2002-09-04	KINNEY JUDY	1QC		46000	6970	55140
360	1	2002-08-28	KINNEY JUDY ETAL	1AF	*	0	6970	55140
390	1	1999-07-12	KINNEY JUDY ETAL	1QC	*	0	7340	51910

Year	Land	Bldg	Total	Net Tax
2021	2080	32000	34080	1163.00
2020	2080	32000	34080	1006.76

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



54 BROADWAY ST 43326

Occupancy 1 Single Family

Story Height 1

Floor Level			Sq-Ft	Value
	Main	FRAME	1596	125400
	Basement		399	7710
	Subtotal			133110
Metal	Roof	HIP		

*DWELLING COMPUTATIONS

	B 1 2 U A		
Plaster/Drywall	X	Fireplaces	2000
Unfinished Wall	X	Air Conditioning	2830
Floor/Hardwood	X	Plumbing	1400
Floor/Carpet	X	Garages and Carports	11620
Number of Rooms	1 5	Extra Features	8040
Bedrooms	2	Total Value	159000
Fireplace		PUB SIDEWALK	
Openings	1		
Stacks	1	Neighborhood:	
Central Heat	A	Code:	3630
FORCED AIR		Dwl/Gar/NC%	1.0500
Central A/C	A		
Plumbing			
Standard	1		
Extra 2 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	1 B F		1596		C	1960AV	159000	.42		96830
2	Shed	*PP	6X8	48			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	50.0000	50.00	200	113	140	158	7900	7900

Call Back: Sign: PSN Date: 2015-01-28 Lister: 36-490038.0000-v082020R