PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-490053.0000 RES
J04 2024

sale

2021	PAUL DAPHNE R	2013-03-29
2022	PAUL DAPHNE R	2013-03-29
2023	PAUL DAPHNE R	2013-03-29
2024	PAUL DAPHNE R	2013-03-29 BRUMMS 52
	122 BROADWAY ST	1WD
		$81,500
	KENTON OH 43326	

Eff Rate: – 50.76 — 50.59 — 44.66 — 47.03 — a/r

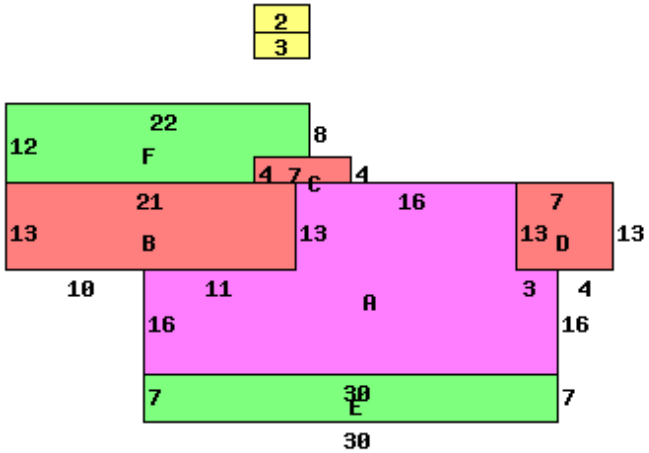
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5770	5770	7710	7710	7700
Bldg100%	84290	84290	103200	103200	103200
Totl100%	90060t	90060t	110910t	110910t	110900t
Cauv100%					
Tax Value:					
Land 35%	2020	2020	2700	2700	2700
Bldg 35%	29500	29500	36120	36120	36120
Totl 35%	31520t	31520t	38820t	38820t	38820t
Hmstd35%					
Owner Oc	30.56	30.58	34.36	34.32	
Hmstd RB					
Net Tax	1447.20	1441.82	1561.78	1654.24	
Sp-Asmnt	21.38	21.37	25.68	36.76	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		688		a	*MAIN
1 B	F	A		273		b	ADDTN
1	F/C	A		28		c	ADDTN
1	F/C	A		91		d	ADDTN
	OFP	P		210	6300	e	PORCH
	DK	P		248	3720	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
146	1	2013-03-29	PAUL DAPHNE R	1WD		81500	7800	61200
553	1	1998-09-21	BASH DAVID R & KATHY	1WD		65000	7140	32200
177	1	1998-04-17	HOGAN DOROTHY M	1QC	*	0	7140	32200
831	1	1989-09-28		1WD		47000	0	36400
717	0	1986-09-03			*	40000	0	44110

Year	Land	Bldg	Total	Net Tax
2020	2020	29500	31520	1252.76
2019	1930	24090	26020	998.10

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2024			
500 HARDIN COUNTY LANDFILL	XA/2024			
275 CEMETERY #927 - SCIOTO RIVER	XA/2024			



122 BROADWAY ST 43326

Occupancy 1 Single Family

Story Height 1H
Floor Level

			*DWELLING COMPUTATIONS Sq-Ft	Value
Main	FRAME		1080	103900
Part Upper	FRAME		688	32930
Basement			240	4920
Subtotal				141750
Roof	GABLE			

Shingle B 1 2 U A

Plaster/Drywall	X X	Plumbing	3500
Unfinished Wall	X	Extra Features	10020
Floor/Hardwood	X X	Total Value	155270
Floor/Pine	X		
Number of Rooms	1 5 3	PUB SIDEWALK	
Bedrooms	1 2		
		Neighborhood:	
Central Heat	A	Code:	3630
ELECTRIC		Dwl/Gar/NC%	1.0500
Plumbing			
Standard	1		
Extra 2 Fixture	2		
Extra 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		1768		C	OLD/GD	155270	.40		97820
2	Garage		24X24	576		C	1978AV	13820	.65		5080
3	P	*SV PAT	10X24	0			OLD/	300			300

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	50.0000	50.00	183	110	140	154	7700	7700

Call Back: Sign: PSN Date: 2015-01-28 Lister: 36-490053.0000-v082020R