PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-490056.0000 RES
J01 2026

sale

2023 RICHARDSON THOMAS & L	2021-10-08	
2024 RICHARDSON THOMAS & L	2021-10-08	
2025 RICHARDSON THOMAS & L	2021-10-08	
2026 RICHARDSON THOMAS & LIS	2021-10-08	BRUMMS 55
818 E COLUMBUS ST	1SD	
	$144,250	
KENTON OH 43326		

2028 RICHARDSON THOMAS E	2026-05-06	
818 E COLUMBUS ST	1AF	
KENTON OH 43326		

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

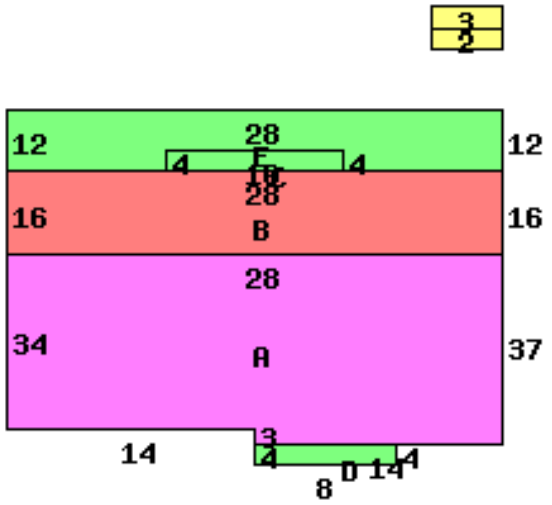
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	9400	9400	9400	9400		9400	10800	10800
Bldg100%	105890	105890	105890	105890		105890	144740	144750
Totl100%	115290t	115290t	115290t	115290t		115290t	155540t	155550t
Cauv100%								
Tax Value:								
Land 35%	3290	3290	3290	3290		3290	3780	3780
Bldg 35%	37060	37060	37060	37060		37060	50660	50660
Totl 35%	40350t	40350t	40350t	40350t		40350t	54440t	54440t
Hmstd35%								
Owner Oc	35.70	35.68	35.58	35.58	35.58			
Hmstd RB								
Net Tax	1623.36	1719.44	1707.98	1707.98	1707.98			
Sp-Asmnt	25.02	36.38	35.79	35.79				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		994		a	*MAIN
1	F/C	A		448		b	ADDTN
	OFP	P		40	1200	c	PORCH
	STP	P		32	130	d	PORCH
	PAT	P		296	890	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
208	1	2026-05-06	RICHARDSON THOMAS E	1AF *	0	9400	105890
544	1	2021-10-08	RICHARDSON THOMAS & LISA	1SD	144250	7060	88430
67	1	2015-02-17	BURGBACHER ROBERT A & TER	1FD	79000	9510	68090
129	1	1994-02-15	WRIGHT SARAH JUNE	1CT *	0	0	40110

Year	Land	Bldg	Total	Net Tax
2022	2470	30950	33420	1528.74
2021	2470	30950	33420	1534.42

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
275 CEMETERY #927 - SCIOTO RIVER	XA/2025			



818 E COLUMBUS ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1442	114010
	Basement		497	9520
	Subtotal			123530
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	P	Air Conditioning	2520
Unfinished Wall	X	Extra Features	2220
Floor/Carpet	X	Total Value	128270
Number of Rooms	1 6		
Bedrooms	3	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3630
Central A/C	A	Dwl/Gar/NC%	1.4500
Plumbing			
Standard	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		1442		C	1950VG	128270	.30		130190
2	Garage		22X40	880		C	1973AV	21120	.65		10720
3	P	OFP	10X16	160		C	2018AV	4800	.20		3840

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	61.0000	61.00	185	110	161	177	10800	10800

Call Back: Sign: PSN Date: 2015-01-28 Lister:

36-490056.0000-v082020R