

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-490056.0000
J01

RES
2025

sale

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

2022 RICHARDSON THOMAS & L	2021-10-08
2023 RICHARDSON THOMAS & L	2021-10-08
2024 RICHARDSON THOMAS & L	2021-10-08
2025 RICHARDSON THOMAS & LIS	2021-10-08 BRUMMS 55
818 E COLUMBUS ST	1SD
KENTON OH 43326	\$144,250

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	7060	9400	9400	9400	9390
Land100%	88430	105890	105890	105890	105880
Bldg100%	95490t	115290t	115290t	115290t	115270t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	2470	3290	3290	3290	3290
Bldg 35%	30950	37060	37060	37060	37060
Totl 35%	33420t	40350t	40350t	40350t	40340t
Hmstd35%					
Owner Oc	32.42	35.70	35.68	35.58	
Hmstd RB					
Net Tax	1528.74	1623.36	1719.44	1707.98	
Sp-Asmnt	21.43	25.02	36.38	35.79	

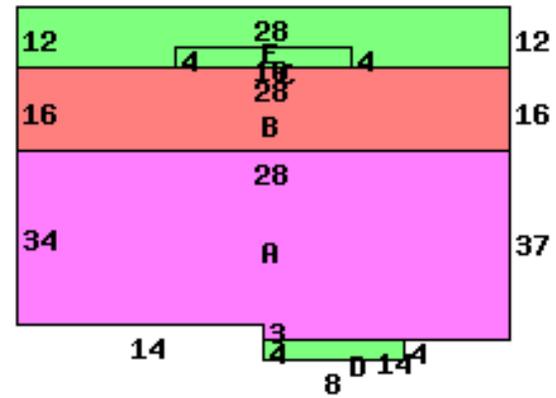
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		994			
1	F/C	A		448		b	ADDTN
	OPF	P		40	1200	c	PORCH
	STP	P		32	130	d	PORCH
	PAT	P		296	890	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
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
2021	2470	30950	33420	1534.42
2020	2470	30950	33420	1328.28

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

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818 E COLUMBUS ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	Main	FRAME 1442 114010
	Basement	497 9520
	Subtotal	123530
Shingle	Roof	HIP
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% 1.0500
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	1442	Rate	Grade	Cond	Value	Dpr	Dpr
2 Garage		22X40	880	C	1950VG	128270	.30	94280
3 P	OPF	10X16	160	C	1973AV	21120	.65	7760
				C	2018AV	4800	.20	3840
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
	61.0000	61.00	185	110	140	154	9390	9390