PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-500013.0000 RES
K87 2026

sale

2023 SMITH DWAYNE E & TESS	2022-02-10	
2024 SMITH DWAYNE E & TESS	2022-02-10	
2025 SMITH DWAYNE E & TESS	2022-02-10	
2026 SMITH DWAYNE E & TESSIE	2022-02-10	RESCHS 3
702 & 704 E COLUMBUS ST	1WD	
	$46,000	
KENTON OH 43326		

2028 HICKLE BRITTANY L & JOS	2026-08-25	
702 & 704 E COLUMBUS ST	1WD	
KENTON OH 43326		

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

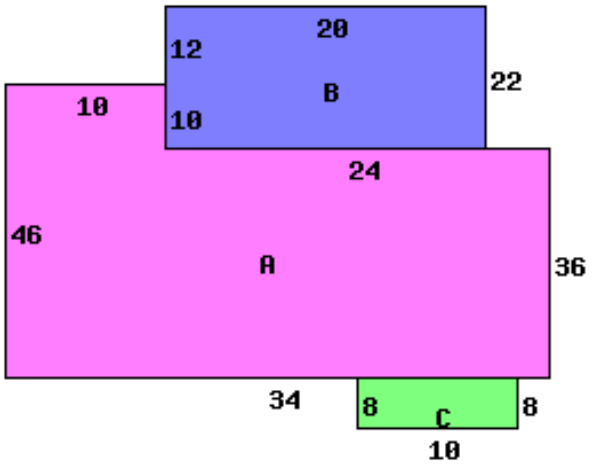
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	599	599	599	599	0	599	599	510
Acres								
Land100%	8060	8060	8060	8060		8060	9230	9240
Bldg100%	120910	120910	120910	120910		120910	166940	166950
Totl100%	128970t	128970t	128970t	128970t		128970t	176170t	176190t
Cauv100%								
Tax Value:								
Land 35%	2820	2820	2820	2820		2820	3230	3230
Bldg 35%	42320	42320	42320	42320		42320	58430	58430
Totl 35%	45140t	45140t	45140t	45140t		45140t	61660t	61670t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1856.00	1963.46	1950.52	1950.52	1950.52			
Sp-Asmnt	20.15	34.74	34.74	34.74				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1324		a	*MAIN
	F	G		440	10560	b	GRAGE
	OFP	P		80	2400	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
313	1	2026-08-25	HICKLE BRITTANY L & JOSHU	1WD		205000	8060	120910
332	1	2022-02-10	SMITH DWAYNE E & TESSIE N	1WD		46000	6030	2800
73	1	2022-02-10	ROOT TYLER	1WD		46000	6030	2800
293	1	2020-07-10	HOLLAND JONATHAN	1WD		23500	5740	2230
169	1	2019-05-01	HOLLAND KEITH A	1WD	*	8000	5740	2230
474	1	2016-12-06	WREN PEGGY A	1WD	*	0	8170	460
392	1	2001-08-06	R E P LLC	1WD		50000	7090	34170
444	1	2000-07-31	WREN BILLY L & PEGGY A	1WD		38000	7090	34170
314	1	1998-06-05	PERKINS EDWARD D	1WD		29000	7090	26830

Year	Land	Bldg	Total	Net Tax
2022	2110	980	3090	144.34
2021	2110	980	3090	144.88

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



704 E COLUMBUS ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1324	106120
	Subtotal			106120
Shingle				

B 1 2 U A

Plaster/Drywall	D	Heating	-1590
Wood Joist Frame	X	Garages and Carports	10560
Floor/Carpet	X	Extra Features	2400
Number of Rooms	3	Total Value	117490
Bedrooms	1		
		PUB SIDEWALK	
Insulation	X		
Central Heat	X	Neighborhood:	
F/A HOT WA		Code:	3630
Central A/C	X	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
3	DWELLING	1 F/C		1324		C	2021AV	117490	.02		166950

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	74.0000	66.00	114	87	161	140	9240	9240

Call Back: Sign: PSN Date: 2019-03-15 Lister:

36-500013.0000-v082020R