

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-510003.0000
K148

RES
2025

sale

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

2022 4D VENTURES LLC	2017-09-05	
2023 4D VENTURES LLC	2017-09-05	
2024 4D VENTURES LLC	2017-09-05	
2025 4D VENTURES LLC	2017-09-05	H J MILLERS E 1/2 2
446 E COLUMBUS ST	2WD	
KENTON OH 43326	\$0	

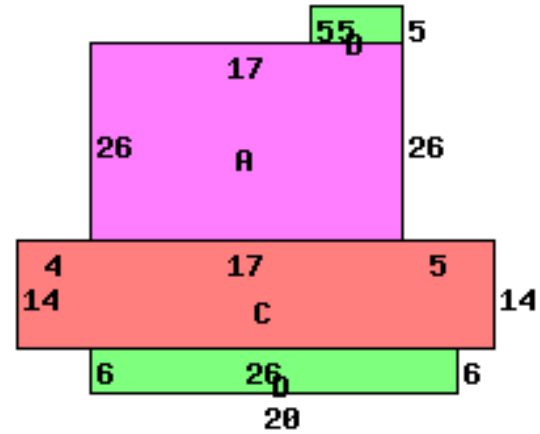
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3030	4030	4030	4030	4020
Bldg100%	38140	46310	46310	46310	46320
Totl100%	41170t	50340t	50340t	50340t	50340t
Cauvl00%					
Tax Value:					
Land 35%	1060	1410	1410	1410	1410
Bldg 35%	13350	16210	16210	16210	16210
Totl 35%	14410t	17620t	17620t	17620t	17620t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	673.14	724.46	766.44	761.36	
Sp-Asmnt	20.70	20.70	28.35	28.35	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
1	F/C	M		442		a *MAIN
	DK	P		25	380	b PORCH
1HB	F	A		364		c ADDIN
	OFF	P		120	3600	d PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
384	2	2017-09-05	4D VENTURES LLC	2WD *	0	4090	32540
1271	1	1993-12-30	DOLL KENNETH L ETAL	1WD	22500	0	24430

Year	Land	Bldg	Total	Net Tax
2021	1060	13350	14410	675.58
2020	1060	13350	14410	586.80

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



446 E COLUMBUS ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1H	Sq-Ft	Value
Floor Level		
Main	FRAME	806 95500
Part Upper	FRAME	364 20600
Basement		182 3830
Subtotal		119930
Shingle	Roof GABLE	
	B 1 2 U A	
Plaster/Drywall	X X	Air Conditioning 2140
Unfinished Wall	X	Extra Features 3980
Floor/Carpet	X	Total Value 126050
Floor/Tile-Lino	X X	
Number of Rooms	1 4 2	PUB SIDEWALK
Bedrooms	1 2	
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	1H F/C			Cond	Value	Dpr Dpr	Value
		1170		C	126050	.65	46320
front lot	acres/	effective	depth	depth	effective	extended	true
	frontage	frontage	factor	rate	rate	value	value
	30.0000	30.00	139	96	140	4020	4020