

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-510008.0000
K155

RES
2025

sale

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

2022 GOS PROPERTIES LLC	2013-04-25	
2023 GOS PROPERTIES LLC	2013-04-25	
2024 GOS PROPERTIES LLC	2013-04-25	
2025 GOS PROPERTIES LLC	2013-04-25	H J MILLERS S PT 7
451 E FRANKLIN ST	5QC	
KENTON OH 43326	\$0	

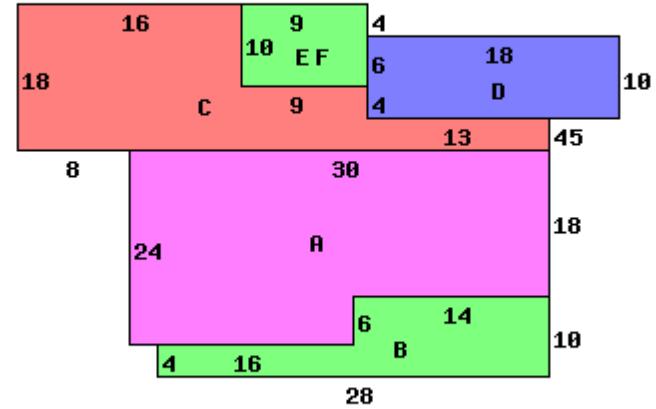
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4660	6230	6230	6230	6240
Bldg100%	51540	57490	57490	57490	57490
Totl100%	56200t	63710t	63710t	63710t	63730t
Cauv100%					
Tax Value:					
Land 35%	1630	2180	2180	2180	2180
Bldg 35%	18040	20120	20120	20120	20120
Totl 35%	19670t	22300t	22300t	22300t	22310t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	918.86	916.90	970.00	963.60	
Sp-Asmnt	21.04	21.04	29.99	29.99	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		636		b	PORCH
	OFF	P		196	5880	c	ADDTN
1	F/C	A		412		d	GRAGE
	F	G		180	4320	e	PORCH
	CAN	P		90	720	f	PORCH
	DK	P		90	1350		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
190	5	2013-04-25	GOS PROPERTIES LLC	5QC *	0	6310	41800
219	4	2009-07-30	GOSLEE DEAN M	4WD *	0	6860	44940
573	1	1991-07-19		1UN *	0	0	26000
751	1	1988-09-09		1WD	21000	0	26000

Year	Land	Bldg	Total	Net Tax
2021	1630	18040	19670	922.20
2020	1630	18040	19670	801.00

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



451 E FRANKLIN ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 1H	Main	FRAME	1048 105480
Floor Level	Part Upper	FRAME	636 31530
	Basement		370 7150
	Subtotal		144160
Metal	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	P D	Garages and Carports	4320
Unfinished Wall	X	Extra Features	7950
Floor/Carpet	X X	Total Value	156430
Number of Rooms	1 4 3		
Bedrooms	3	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3630
Plumbing		Dwl/Gar/NC%	1.0500
Standard	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F	FtxFt	1684	Rate	C	Cond	Value	Dpr	Dpr	Value
	acres/	effective	depth	depth	actual	effective	extended	value	value	value
front lot	frontage	frontage	83	factor	rate	rate	value	6240	6240	6240

Call Back:

Sign: PSN Date: 2015-12-02 Lister:

36-510008.0000-v082020R