

PLEASANT TWP
KENTON CORP

00350

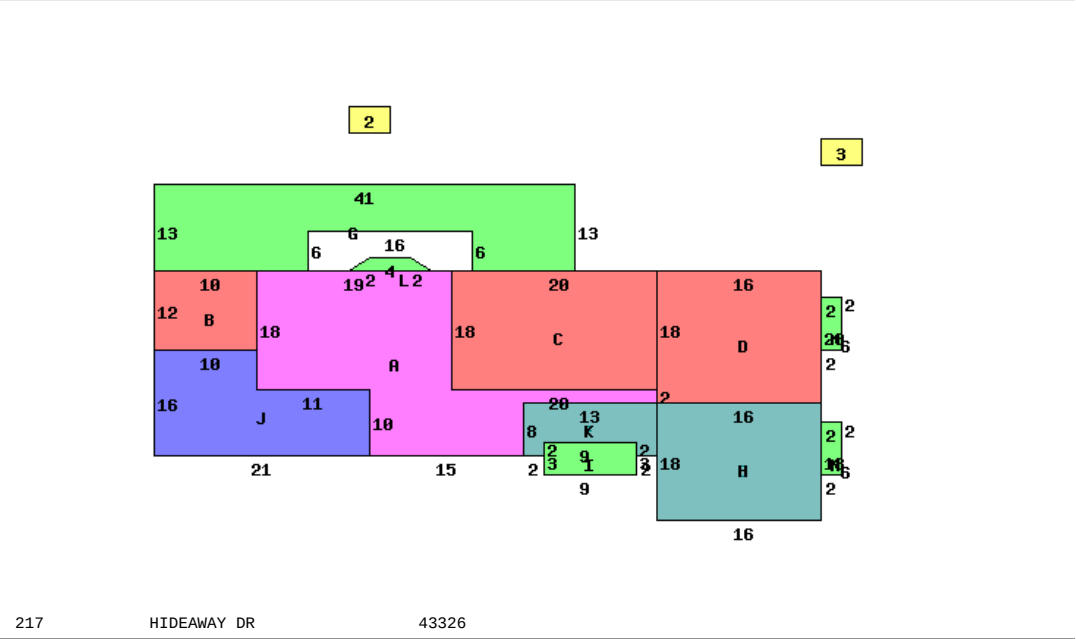
Hardin County, Ohio
Michael T. Bacon, Auditor

36-531027.0000
T119

RES
2025

sale		Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r			
2022 COURTNEY DEBORAH & RY	2021-07-12	Tax Year	2022	2023	2024
2023 RHODES NICHOLAS R & C	2022-12-09	Prop Cls	510	510	510
2024 RHODES NICHOLAS R & C	2022-12-09	Acres			
2025 RHODES NICHOLAS R & CYN	2022-12-09	Land100%	27540	31460	31460
217 HIDEAWAY DR	1SD SEE 36-531027.01 FOR REST	Bldg100%	285460	332860	331740
KENTON OH 43326	\$406,000 SPECIAL ASSESSMENTS	Totl100%	313000t	364310t	363200t
		Cauv100%			
Orig Tax Year 1997		Tax Value:			
Parent: 36-531027.0000		Land 35%	9640	11010	11010
		Bldg 35%	99910	116500	116110
		Totl 35%	109550t	127510t	127120t
		Hmstd35%	104470		
		Owner Oc	101.34		
		Hmstd RB			
		Net Tax	5016.12	5242.78	5529.38
				5492.92	
		Sp-Asmnt	30.00	238.12	31.50
				31.50	

SHB+ 2 B 2 B 2 B 1 B 1 B 1 B	CONS F F/S F F F	TYPE M A A A A P	FACT	SQ-FT 518 120 360 320 288 86	VALUE	a b c d e f	*MAIN ADDTN ADDTN ADDTN ADDTN ADDTN
	DK VAULT PORT	X P G		437 288 45	6560	g h i	PORCH OTHER PORCH
F	F CATH BAY OH OH	X P P P		270 86 12 16 16	1440 6480	j k l m n	GRAGE OTHER PORCH PORCH PORCH
gas fireplace							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
644	1	2022-12-09	RHODES NICHOLAS R & CYNTH	1SD	406000	27540	285460
333	1	2021-07-12	COURTNEY DEBORAH & RYAN T	1WD	369000	27540	288540
99	1	2017-03-08	HEYDINGER CHAD M & NATASH	1WD	270000	23830	273490
312	1	1998-07-16	KOLLENGODE SHEELA S	1QC	0	0	0
534	1	1997-09-08	KOLLENGODE SIVARAM R & S	1WD	232269	0	0
Year	Land	Bldg	Total	Net Tax			
2021	9640	100230	109870	5044.52			
2020	9640	100990	110630	4396.98			
p r o j e c t							
131	BLANCHARD RIVER MAINT			XA/2025	ben acres	/ %	factor
500	HARDIN COUNTY LANDFILL			XA/2025			
921	BLANCHARD RIVER MAINT			XA/2023			
306	BLOOM #1043 - BLANCHARD			XA/2025			
349	OSBORN-BLANCHARD RIVER			XA/2025			



Occupancy 1 Single Family		*DWELLING COMPUTATIONS											
Story Height	2		Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy
Floor Level					1 DWELLING	2 B F	FtxFt	648	Rate	B+	1997VG	Value	Dpr
		Main	1692	126750			18X36				2019AV	32400	.17
		Full Upper	1268	62970			12X24	288		D	2020AV	2770	.30
		Basement	1572	29080									.15
		Subtotal		218800									
Shingle		Roof					effective	depth	depth	actual	effective	extended	true
		B 1 2 U A			front lot	73.3200	frontage	factor	factor	rate	rate	value	value
Plaster/Drywall		D D	800 sq ft	Basement Finish			114.00	231	115	240	276	31460	31460
Floor/Carpet		X X X		Air Conditioning									
Floor/Tile-Lino		X T		Plumbing									
Number of Rooms		1 6 3		Garages and Carports									
Bedrooms		1 3		Extra Features									
				Total Value									
Central Heat		A											
GAS													
Central A/C		A		Neighborhood:									
Plumbing				Code:									
Standard		1		Dwl/Gar/NC%									
Extra 3 Fixture		2											
Extra 2 Fixture		1											

Call Back:

Sign: PSN Date: 2018-06-28 Lister:

36-531027.0000-v082020R