

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-533017.0000
S45

RES
2025

sale

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

2022 COTE SYLVANUS V & GER	2015-06-01
2023 COTE SYLVANUS V & GER	2015-06-01
2024 COTE SYLVANUS V & GER	2015-06-01
2025 SOTO JANET	2024-11-01
326 STONE HEDGE LANE	1WD UNIT 326
KENTON OH 43326	\$235,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	550	550	550	550	550
Acres					
Land100%	20000	30000	30000	30000	30000
Bldg100%	101740	121570	121570	121570	121580
Totl100%	121740t	151570t	151570t	151570t	151580t
Cauv100%					
Tax Value:					
Land 35%	7000	10500	10500	10500	10500
Bldg 35%	35610	42550	42550	42550	42550
Totl 35%	42610t	53050t	53050t	53050t	53050t
Hmstd35%	42610	53050	53050	53050	
Owner Oc	41.34	46.94	46.90	46.76	hmstd 10500 1 42550 b
Hmstd RB	400.22	368.96	417.58		
Net Tax	1548.90	1765.34	1843.06	2245.56	
Sp-Asmnt	30.00	36.77	32.59	35.59	

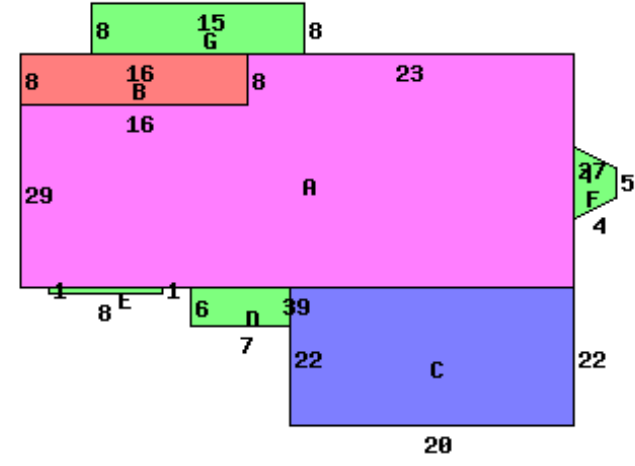
Orig Tax Year 2002
Parent: 36-533013.0000

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1315			ADDN
1	F	A		128			GRAGE
	F	G		440	12780		PORCH
	OPF	P		42	1260		PORCH
	BAY	P		8	300		PORCH
	BAY	P		24	910		PORCH
	DK	P		120	1800		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
482	1	2024-11-01	SOTO JANET	1WD	235000	30000	121570
269	1	2015-06-01	COTE SYLVANUS	1SD	120000	6510	97170
486	1	2010-10-22	WARMBROD ROBERT O & JANIC	1FD *	57500	6000	109660
485	1	2010-10-22	WARMBROD ROBERT O & JANIC	1FD *	57500	6000	109660
77	1	2004-02-26	PAULUN IRWIN K & CLARA M	1QC *	0	5510	102400
68	1	2004-02-26	STONEHEDGE BUILDERS LLC	1QC *	0	5510	102400
676	1	2001-12-14	PAULUN IRWIN W & CLARA	1WD	118300	0	0

Year	Land	Bldg	Total	Net Tax
2021	7000	35610	42610	1554.66
2020	7000	35610	42610	1345.78

project	ben acres	/	%	factor
131 BLANCHARD RIVER MAINT				XA/2025
235 KELLOGG #983 - BLANCHARD				XA/2025
921 BLANCHARD RIVER MAINT				XA/2023
306 BLOOM #1043 - BLANCHARD				XA/2025
349 OSBORN-BLANCHARD RIVER				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025



326 STONE HEDGE 43326

Occupancy 5 Condo		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	1443 114080
Shingle	Subtotal	FRAME	114080
	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	D	Air Conditioning	2530
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	X	Garages and Carports	12780
Number of Rooms	5	Extra Features	4470
Bedrooms	2	Total Value	135960
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Central A/C	A	Neighborhood:	
Plumbing		Code:	3680
Standard	1	Dwl/Gar/NC%	.9200
Extra 3 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C							Value
		FtxFt	Area	Grade	Cond	Dpr	Dpr	121580
		1443		B-	2001GD	.19		
site value		effective	depth	actual	effective	extended	true	value
	acres/	frontage	depth	factor	rate	value	value	30000