

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-533033.0000
S34

RES
2025

sale

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

2022 TROUT COLEEN R	2015-07-10
2023 TROUT COLEEN R	2015-07-10
2024 WRASMAN LOUIS E & JOY	2023-07-31
2025 WRASMAN LOUIS E & JOYCE	2023-07-31
348 STONEHEDGE LANE	1SD UNIT 348
KENTON OH 43326	\$193,000

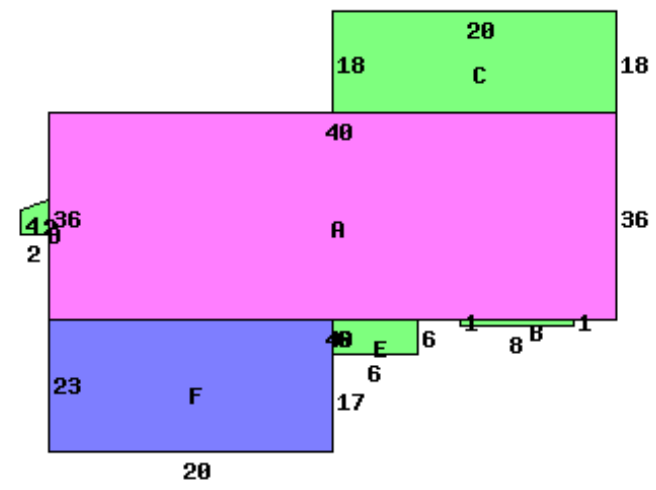
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	550	550	550	550	550
Acres					
Land100%	20000	30000	30000	30000	30000
Bldg100%	104740	122970	122970	122970	122960
Totl100%	124740t	152970t	152970t	152970t	152960t
Cauv100%					
Tax Value:					
Land 35%	7000	10500	10500	10500	10500
Bldg 35%	36660	43040	43040	43040	43040
Totl 35%	43660t	53540t	53540t	53540t	53540t
Hmstd35%	43660	53540	53540	53540	
Owner Oc	42.36	47.38	47.34	47.20	hmstd 10500 l 43040 b
Hmstd RB	400.22	368.96			
Net Tax	1596.92	1785.04	2281.52	2266.28	
Sp-Asmnt	30.00	36.77	32.59	35.59	

SHB+	CON	TYPE	FACT	SQ-FT	VALUE	
1	F/C	M		1440		a *MAIN
	BAY	P		8	300	b PORCH
	PAT	P		360	1080	c PORCH
	BAY	P		10	380	d PORCH
	OPP	P		36	1080	e PORCH
	F	G		460	11040	f GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
302	1	2023-07-31	WRASMAN LOUIS E & JOYCE	M 1SD	193000	20000	104740
349	1	2015-07-10	TROUT COLEEN R	1WD	124900	6510	101200
491	1	2012-10-24	SMITH PAULINE	1WD	130000	6510	111860

Year	Land	Bldg	Total	Net Tax
2021	7000	36660	43660	1602.88
2020	7000	36660	43660	1735.28

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
500 HARDIN COUNTY LANDFILL			XA/2025
349 OSBORN-BLANCHARD RIVER			XA/2025



348 STONE HEDGE LANE 43326

Occupancy 5 Condo	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1440	113850
Shingle	113850	
Plaster/Drywall	D	Air Conditioning 2520
Floor/Carpet	X	Plumbing 2100
Floor/Tile-Lino	X	Garages and Carports 11040
Number of Rooms	5	Extra Features 3080
Bedrooms	3	Total Value 132590
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		1440	B-	2004GD	159110	.16
site value		effective	depth	actual	effective	extended	true
		frontage	factor	rate	rate	value	value
		1440		159110		159110	30000