

PLEASANT TWP
KENTON CORP

00350

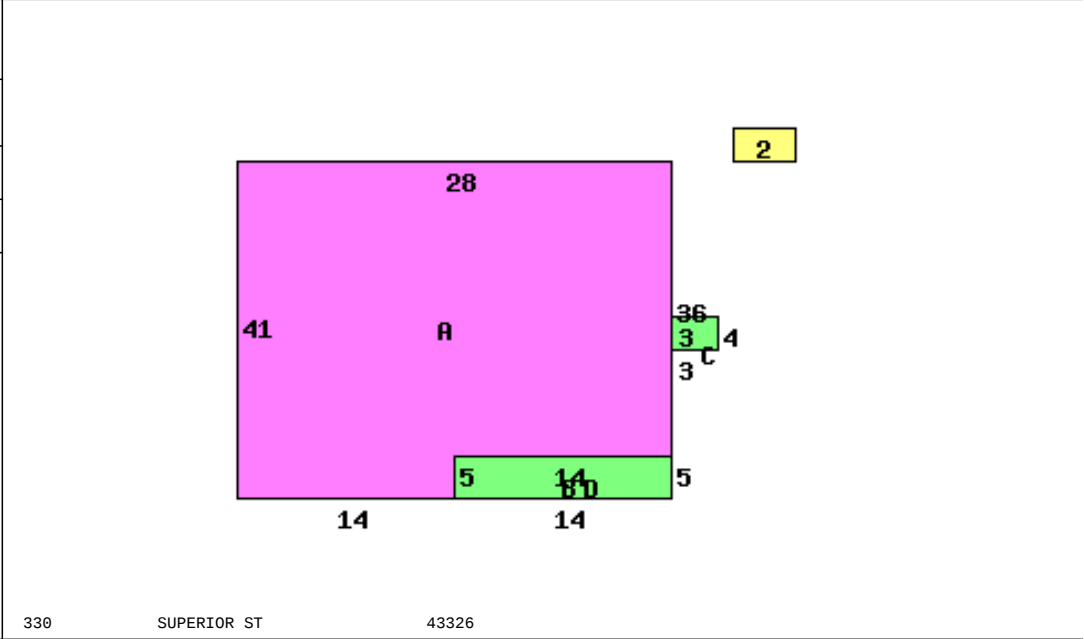
Hardin County, Ohio
Michael T. Bacon, Auditor

36-540045.0000
Q47

RES
2025

sale		Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r			
2022 WEDERTZ VALERIE L	2002-03-06	Tax Year	2022	2023	2024
2023 WEDERTZ VALERIE L	2002-03-06	Prop Cls	510	510	510
2024 WEDERTZ VALERIE L	2002-03-06	Acres			
2025 WEDERTZ VALERIE L	2002-03-06	Land100%	4830	6460	6460
330 SUPERIOR ST	2002-03-06 E LAWN 45	Bldg100%	51940	56200	56200
	1WD	Totl100%	56770t	62660t	62660t
KENTON OH 43326	\$69,500	Cauv100%			
		Tax Value:			
		Land 35%	1690	2260	2260
		Bldg 35%	18180	19670	19670
		Totl 35%	19870t	21930t	21930t
		Hmstd35%			
		Owner 0c	19.28	19.40	19.38
		Hmstd RB			
		Net Tax	908.92	882.30	934.52
		Sp-Asmnt	20.95	20.95	29.24

SHB+ 1 B	CONS F RFX STP STP	TYPE M P P P	FACT	SQ-FT 1078 70 12 70	VALUE 700 50 280	a b c d	*MAIN PORCH PORCH PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
475	1	2025-10-22	WESTBROOK BRIAN D & RUTH	1WD	150000	6460	56200
108	1	2002-03-06	WEDERTZ VALERIE L	1WD	69500	5230	49310
216	1	1989-03-21		1UN *	0	0	34030
Year	Land	Bldg	Total	Net Tax			
2021	1690	18180	19870	912.30			
2020	1690	18180	19870	789.72			
p r o j e c t				ben acres	/ %	factor	
902 MAIN DISTRICT CONSERVANCY				XA/2025			
500 HARDIN COUNTY LANDFILL				XA/2025			



Occupancy 1 Single Family		*DWELLING COMPUTATIONS		Sq-Ft		Value		Bldg Type		SHB+Cons		DixHt		Area		Unit		Grade		Blt/Renov		Cond		Replace		Phy		Fnc		True	
Story Height	1							1	DWELLING	1	B F	16X22		1078				C-		OLD/AV		112340		.55		.55				53080	
Floor Level		Main	FRAME	1078	103700			2	Garage					352				C		1953AV		8450		.65		.65				3110	
		Basement		1078	20090																										
		Subtotal			123790																										
		Roof	HIP																												
Metal		B 1 2 U A						front lot		50.0000		effective	50.00	depth	128	depth	92	actual	140	effective	129	extended	6450	true	6450						
Plaster/Drywall		P				Extra Features	1030																								
Unfinished Wall	X					Total Value	124820																								
Floor/Hardwood	X																														
Floor/Carpet	X																														
Floor/Tile-Lino	L					Neighborhood:																									
Number of Rooms	1 5					Code:	3630																								
Bedrooms	3					Dwl/Gar/NC%	1.0500																								
Central Heat		A																													
FORCED AIR																															
Plumbing																															
Standard	1																														