

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-560074.0000
N67

COM
2025

sale

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

2022 THE DRESSER SALON LLC	2020-06-11	
2023 THE DRESSER SALON LLC	2020-06-11	
2024 THE DRESSER SALON LLC	2020-06-11	
2025 THE DRESSER SALON LLC	2020-06-11	
212 E FRANKLIN ST	2020-06-11	HOUSERS E W 1/2 10
		LWD
		\$29,300
KENTON OH 43326		

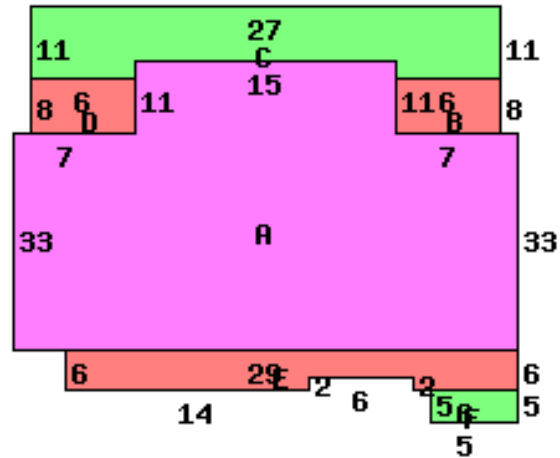
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	401	499	499	499	499
Acres					
Land100%	3630	4170	4170	4170	4160
Bldg100%	79340	95890	95890	95890	95880
Totl100%	82970t	100060t	100060t	100060t	100040t
Cauv100%					
Tax Value:					
Land 35%	1270	1460	1460	1460	1460
Bldg 35%	27770	33560	33560	33560	33560
Totl 35%	29040t	35020t	35020t	35020t	35010t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1668.40	1890.24	1977.52	1967.18	
Sp-Asmnt	75.93	3.93	15.73	15.73	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F	M		1122			ADDTN
1	F/C	A		48			PORCH
1	EFP	P		252	10080		ADDTN
1	F/C	A		48			ADDTN
1	F/C	A		144			ADDTN
	DK	P		25	380		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
252	1	2020-06-11	THE DRESSER SALON LLC	LWD	29300	3460	78660
291	1	2019-08-21	PEES TODD E	1QC *	60000	6940	74540
412	1	2006-06-29	REAL HOMES INVESTMENTS L	LWD	35000	0	37710
1068	1	1989-12-18		LWD	30000	0	37710
510	1	1989-02-28		LWD *	0	0	37710
1050	0	1987-12-18					

Year	Land	Bldg	Total	Net Tax
2021	1270	27770	29040	1680.20
2020	1270	27770	29040	1502.02

Project: 902 MAIN DISTRICT CONSERVANCY XA/2025 ben acres / % factor



212 E FRANKLIN 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 2		1362	108330
Floor Level		1122	62090
	Main FRAME	1182	4520
	Full Upper FRAME	886	16550
	Qtr Story FRAME		191490
	Basement		
	Subtotal		
Metal	Roof HIP		
Plaster/Drywall	X X	1 /	Extra Living Units 3500
Panelled Wall	X X		Plumbing 1400
Unfinished Wall	X X		Extra Features 10460
Floor/Carpet	X X		Total Value 206850
Floor/Tile-Lino	X		
Number of Rooms	5 4		PUB SIDEWALK
Bedrooms	2		
Central Heat	A		Neighborhood:
ELECTRIC			Code: 3620
Plumbing			Dwl/Gar/NC% 1.1200
Standard	1		
Extra 2 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 BAF	FtxFt	2484	Rate	C	Cond	Value	Dpr	Dpr	Value
		effective	depth	depth	actual	effective	extended	value	value	value
front lot	frontage	33.00	165	105	120	126	4160	4160	4160	4160

Call Back:

Sign: PSN Date: 2014-12-17 Lister:

36-560074.0000-v082020R