

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-560076.0000
N70

RES
2023

sale

Eff Rate:- 44.63 — 50.76 — 50.59 — 44.66 — a/r

2020 CASSANDRA PROPERTIES	2006-05-08	
2021 CASSANDRA PROPERTIES	2006-05-08	
2022 CASSANDRA PROPERTIES	2006-05-08	
2023 CASSANDRA PROPERTIES LL	2006-05-08	HOUSERS E S PT 14
219 E FRANKLIN ST	1FD	
KENTON OH 43326	\$47,500	07.1-05-56-076

Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	520	520	520	520	520
Acres					
Land100%	5110	5110	5110	6860	6860
Bldg100%	69830	69830	69830	92200	92200
Totl100%	74940t	74940t	74940t	99060t	99060t
Cauv100%					
Tax Value:					
Land 35%	1790	1790	1790	2400	2400
Bldg 35%	24440	24440	24440	32270	32270
Totl 35%	26230t	26230t	26230t	34670t	34670t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1068.14	1229.76	1225.30	1425.52	
Sp-Asmnt	39.39	39.40	39.39	39.39	

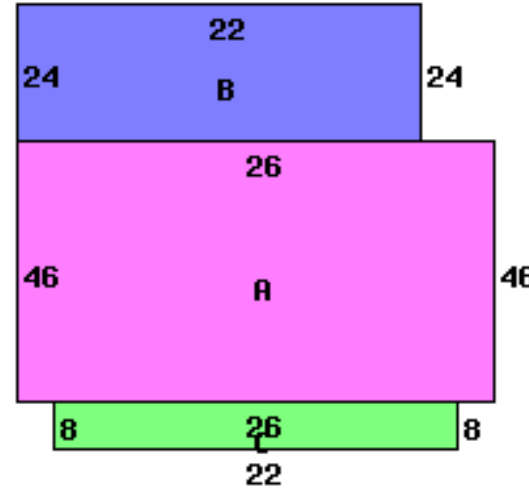
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1196		a	*MAIN
	F	G		528	12670	b	GRAGE
	OFF	P		176	5280	c	PORCH

Apartment address 219 1/2 E Franklin & 11 N Cherry St

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
273	1	2006-05-08	CASSANDRA PROPERTIES LLC	1FD	47500	9770	49260

Year	Land	Bldg	Total	Net Tax
2019	1710	19810	21520	847.42
2018	1710	19810	21520	848.30

project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			XA/2023
500 HARDIN COUNTY LANDFILL			XA/2023



219 E FRANKLIN 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 2	Sq-Ft	Value
Floor Level		
Main	FRAME	1196 105950
Full Upper	FRAME	1196 63640
Basement		1196 22280
Subtotal		191870
Shingle	Roof	GABLE
Plaster/Drywall	X X	1 / Extra Living Units 3500
Panelled Wall	X X	Plumbing 3500
Unfinished Wall	X	Garages and Carports 12670
Floor/Carpet	X X	Extra Features 5280
Floor/Tile-Lino	X X	Total Value 216820
Number of Rooms	9 5	
Bedrooms	6	PUB SIDEWALK
Central Heat	A	Neighborhood:
FORCED AIR		Code: 3630
Plumbing		Dwl/Gar/NC% 1.0500
Standard	2	

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	FtxFt	Area	Rate	Cond	Value	Dpr	Dpr	Value
			2392		C	216820	.55	.10	92200
front lot	acres/	effective	depth	depth	actual	effective	extended	true	
	frontage	frontage	factor	factor	rate	rate	value	value	
		66.00	82	74	140	104	6860	6860	

Call Back:

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

36-560076.0000-v082020R