

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-570004.0000
K02.01

RES
2025

sale

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

2022 OSBUN VICTOR	2019-09-26
2023 OSBUN VICTOR	2019-09-26
2024 OSBUN VICTOR	2019-09-26
2025 OSBUN VICTOR	2019-09-26
441 E COLUMBUS ST	2019-09-26 HOUSERS E PT PT VAC ALLEY
	1WD OL 6
	\$15,000
KENTON OH 43326	

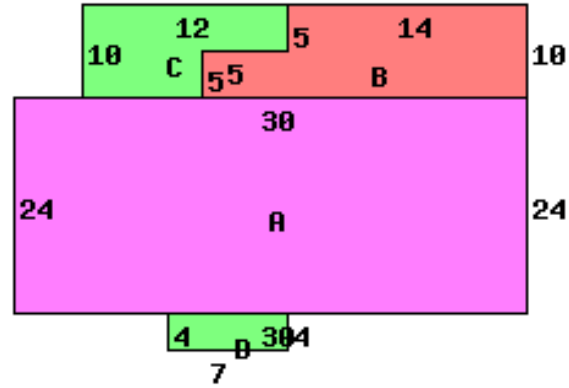
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	8170	10890	10890	10890	10880
Bldg100%	49660	55400	55400	55400	55390
Totl100%	57830t	66290t	66290t	66290t	66270t
Cauvl00%					
Tax Value:					
Land 35%	2860	3810	3810	3810	3810
Bldg 35%	17380	19390	19390	19390	19390
Totl 35%	20240t	23200t	23200t	23200t	23190t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	945.48	953.90	1009.14	1002.50	
Sp-Asmnt	20.97	20.97	29.54	29.54	

SHB+ 1 BA	CONS F	TYPE M	FACT	SQ-FT 720	VALUE	a *MAIN
1	F/C	A		165		b ADDTN
	EFP	P		95	3800	c PORCH
	OP	P		28	840	d PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
429	1	2019-09-26	OSBUN VICTOR	1WD	15000	7770	40230
253	1	2019-07-17	BROSEKE JOAN	1CT *	0	7770	40230

Year	Land	Bldg	Total	Net Tax
2021	2860	17380	20240	948.92
2020	2860	17380	20240	824.22

project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025



441 E COLUMBUS ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1Q	Sq-Ft	Value
Floor Level	885	100870
Main	FRAME	
Qtr Story	FRAME	720 2970
Basement		360 6950
Subtotal		110790
Shingle	Roof	GABLE
Plaster/Drywall	X	X
Unfinished Wall	X	
Floor/Pine	X	X
Number of Rooms	1 5	2
Bedrooms		2
Central Heat	A	
FORCED AIR		
Central A/C	A	
Plumbing		
Standard	1	
		PUB PAVED ST/RD
		PUB SIDEWALK
		Neighborhood:
		Code: 3630
		Dwl/Gar/NC% 1.0500

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 BQF	FtxFt	Area	Grade	Cond	Value	Dpr	Dpr
			1605	C-	OLD/AV	117220	.55	55390
front lot	acres/	effective	depth	depth	actual	effective	extended	true
	frontage	frontage	factor	rate	rate	rate	value	value
	74.2500	74.00	165	105	140	147	10880	10880

Call Back:

Sign: PSN Date: 2015-12-01 Lister:

36-570004.0000-v082020R