

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-570037.0000  
K124

RES  
2023

sale

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

2020 OSBORN AARON	2019-03-05	
2021 OSBORN AARON	2019-03-05	
2022 OSBORN AARON	2019-03-05	
2023 OSBORN AARON	2019-03-05	KAHLERS 4
58 GRAPE ST	LWD	
KENTON OH 43326	\$36,000	07.1-05-57-037

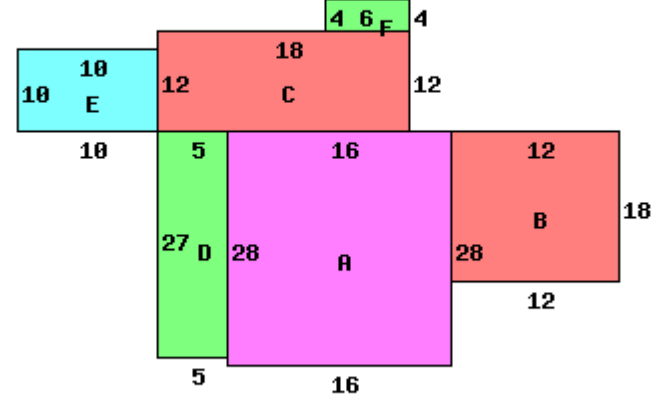
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6170	6170	6170	8260	8250
Bldg100%	41570	41570	41570	90770	90770
Totl100%	47740t	47740t	47740t	99030t	99020t
Cauv100%					
Tax Value:					
Land 35%	2160	2160	2160	2890	2890
Bldg 35%	14550	14550	14550	31770	31770
Totl 35%	16710t	16710t	16710t	34660t	34660t
Hmstd35%					
Owner Oc					
Hmstd RB	680.48	783.42	780.58	1425.08	
Net Tax					
Sp-Asmnt	164.61	20.80	20.79	20.79	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
1H	F/C	M		448		a *MAIN
1 B	F	A		216		b ADDTN
1	F/C	A		216		c ADDTN
04	OP	P		135	4050	d PORCH
	F	O		100	1200	e OTHER
	PAT	P		24	70	f PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
76	1	2019-03-05	OSBORN AARON	LWD	36000	5860	33660
350	1	2008-09-29	MOLK BRETT F	1QC *	6740	0	42060
369	2	2006-06-13	MOLK BRETT F & BRADD A	2WD	123940	6740	42060
572	1	1993-06-29	SIEMON PAULINE	LWD *	12000	0	24430

Year	Land	Bldg	Total	Net Tax
2019	2050	11780	13830	544.60
2018	2050	11780	13830	545.18

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



58 GRAPE ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 1H		880	100300
Floor Level	Main FRAME	448	24730
	Part Upper FRAME	216	4420
	Basement		129450
	Subtotal		
Metal	Roof GABLE		
	B 1 2 U A		
Plaster/Drywall	D	Air Conditioning	2440
Panelled Wall	X X X	Extra Features	5320
Unfinished Wall	X	Total Value	137210
Floor/Carpet	X X		
Floor/Tile-Lino	L	PUB PAVED ST/RD	
Number of Rooms	1 5 2	PUB SIDEWALK	
Bedrooms	2		
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3630
Central A/C	A	Dwl/Gar/NC%	1.0500
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1H F/C	FtxFt	1328	Rate	C-	Cond	Value	Dpr	Dpr	Value
		effective		depth		effective	extended			true
front lot	66.0000	66.00	120	89	140	125	8250			8250

Call Back:

Sign: PSN Date: 2015-12-02 Lister:

36-570037.0000-v082020R