PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-570038.0000 RES
K125 2026

sale

2023 AUGSBURGER MIKE R	2008-05-09	
2024 AUGSBURGER MIKE R	2008-05-09	
2025 AUGSBURGER MIKE R	2008-05-09	
2026 AUGSBURGER MIKE R	2008-05-09	KAHLERS 5
52 GRAPE ST	1WD	
	$39,900	
KENTON OH 43326		

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

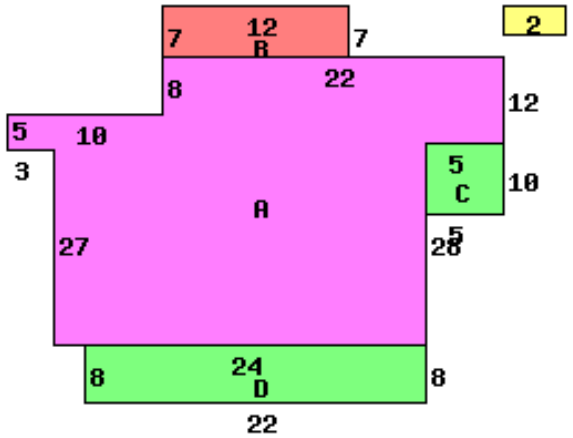
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	8260	8260	8260	8260		8260	9430	9440
Bldg100%	39170	39170	39170	39170		39170	54090	54080
Totl100%	47430t	47430t	47430t	47430t		47430t	63510t	63520t
Cauv100%								
Tax Value:								
Land 35%	2890	2890	2890	2890		2890	3300	3300
Bldg 35%	13710	13710	13710	13710		13710	18930	18930
Totl 35%	16600t	16600t	16600t	16600t		16600t	22230t	22230t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	682.54	722.06	717.30	717.30	717.30			
Sp-Asmnt	20.67	27.95	27.95	27.95				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		979		a	*MAIN
1	F/C	A		84		b	ADDTN
	OP	P		50	1500	c	PORCH
	OP	P		176	5280	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
212	1	2008-05-09	AUGSBURGER MIKE R	1WD	*	39900	6740	33460
12	1	2008-01-08	WEAVER PHILLIP L	1WD	*	10000	6740	33460
506	1	2007-09-21	DEUTSCHE BANK NATIONAL T	1SH	*	25000	6740	33460
393	1	2005-06-21	RAMEY CURTIS P	1WD		50000	6140	27890
258	1	2001-06-04	GAMMON DONALD II	1WD		42000	6140	23060
203	2	2001-05-04	RAY PAUL E	2CT	*	0	6140	23060

Year	Land	Bldg	Total	Net Tax
2022	2160	11540	13700	639.98
2021	2160	11540	13700	642.30

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



52 GRAPE ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1063	102260
	Basement		489	9360
	Subtotal			111620
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Extra Features	6780
Unfinished Wall	X	Total Value	118400
Floor/Pine	X		
Floor/Carpet	X	PUB PAVED ST/RD	
Floor/Tile-Lino	L	PUB SIDEWALK	
Number of Rooms	1 6		
Bedrooms	2	Neighborhood:	
		Code:	3630
Central Heat	A	Dwl/Gar/NC%	1.4500
GRAV AIR			
Plumbing			
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		1063		C-	OLD/FR	106560	.65		54080
2	Shed	*NV	8X10	80			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	66.0000	66.00	120	89	161	143	9440	9440

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