

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-570050.0000
K12

RES
2025

sale

2022 ROGERS EDWARD &	2003-09-10	
2023 ROGERS EDWARD &	2003-09-10	
2024 ROGERS EDWARD &	2003-09-10	
2025 ROGERS EDWARD &	2003-09-10	MUNSONS W PT 5
611 & 611 1/2 E COLUMBUS ST		LWD
KENTON OH 43326	\$75,000	

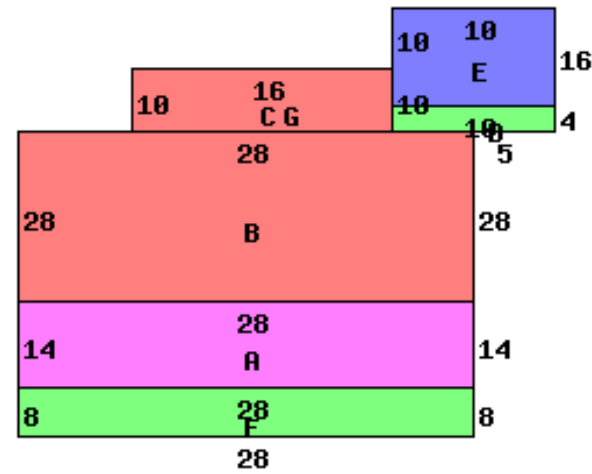
Eff Rate:-	50.59	44.66	47.03	46.74	a/r	
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	520	520	520	520	520	520
Acres						
Land100%	3630	4860	4860	4860	4860	4850
Bldg100%	85230	115110	115110	115110	115110	115190
Totl100%	88860t	119970t	119970t	119970t	119970t	120040t
Cauv100%						
Tax Value:						
Land 35%	1270	1700	1700	1700	1700	1700
Bldg 35%	29830	40290	40290	40290	40290	40320
Totl 35%	31100t	41990t	41990t	41990t	41990t	42010t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	1452.80	1726.48	1826.46	1814.42	1814.42	
Sp-Asmnt	39.46	39.46	52.03	52.03		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
1HB	F	M		392		a *MAIN
2 B	F	A		784		b ADDTN
2	F	A		160		c ADDTN
	OP	P		40	1200	d PORCH
	F	G		160	3840	e GRAGE
	OMP	P		224	7840	f PORCH
	BAS	G		160	1200	g GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
531	1	2003-09-10	ROGERS EDWARD &	LWD	75000	3940	77690
172	2	2003-04-10	WOLF REXFORD E ETAL	2AF *	0	3940	77690
208	1	1999-05-12	LUNDY CATHARINE L	LIFE 1CT *	0	4770	47400

Year	Land	Bldg	Total	Net Tax
2021	1270	29830	31100	1458.06
2020	1270	29830	31100	1266.46

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



611 & 611 1/2 E COLUMBUS S 43326

Occupancy 2 Duplex	*DWELLING COMPUTATIONS	
	Sq-Ft	Value
Story Height 2		
Floor Level		
Main	FRAME	1336 107080
Full Upper	FRAME	944 62060
Part Upper	FRAME	392 22180
Basement		1336 24730
Subtotal		216050
Metal	Roof GABLE	
Plaster/Drywall	P P	
Unfinished Wall	X	
Floor/Hardwood	X X	
Floor/Tile-Lino	L	
Number of Rooms	1 6 6	
Bedrooms	2 2	
Fireplace		
Openings	1	
Stacks	1	
Central Heat	A	
FORCED AIR		
Central A/C	A	
Plumbing		
Standard	2	
	1 /	Extra Living Units 3500
		Fireplaces 2000
		Air Conditioning 4660
		Plumbing 3500
		Garages and Carports 5040
		Extra Features 9040
		Total Value 243790
		PUB PAVED ST/RD
		PUB SIDEWALK
		Neighborhood:
		Code: 3630
		Dwl/Gar/NC% 1.0500

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F		2672		C	1923AV	243790	.55		115190
front lot	50.0000	50.00	70	69	140	97	4850			4850