

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-580003.0000
024

RES
2025

sale

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

2022	NGUYEN AN & ANGELINA	2021-01-25	
2023	NGUYEN AN & ANGELINA	2021-01-25	
2024	NGUYEN AN & ANGELINA	2021-01-25	
2025	NGUYEN AN & ANGELINA PH 110 HEISEL ST	2021-01-25 HEISELS PT 3 1SD	\$78,500
KENTON OH 43326			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5660	7570	7570	7570	7560
Bldg100%	75940	93200	93200	93200	93190
Totl100%	81600t	100770t	100770t	100770t	100750t
Cauvl00%					

2026	DRAPPER CASEY D II 110 HEISEL ST	2025-09-15 1WD	
KENTON OH 43326			

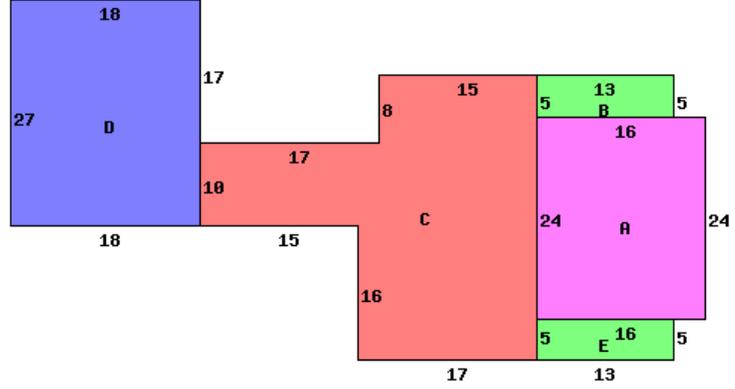
Tax Value:					
Land 35%	1980	2650	2650	2650	2650
Bldg 35%	26580	32620	32620	32620	32620
Totl 35%	28560t	35270t	35270t	35270t	35260t
Hmstd35%					
Owner Oc	27.70	31.22	31.18	31.10	
Hmstd RB					
Net Tax	1306.44	1418.96	1502.98	1492.94	
Sp-Asmnt	21.34	21.34	32.42	32.42	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		384			
	OFF	P		65	1950	b	PORCH
1 B	F	A		712		c	ADDTN
	F2	G		486	11660	d	GRAGE
	OFF	P		65	1950	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
410	1	2025-09-15	DRAPPER CASEY D II	1WD	170000	7570	93200
25	1	2021-01-25	NGUYEN AN & ANGELINA PHAN	1SD	78500	5660	75940
541	1	2014-12-03	HOUE CHRISTINE M	1WD	62000	7660	41910
353	1	2010-07-22	ELKINS GENE A	1WD *	26000	7170	40630
12	1	2009-01-09	WELLS FARGO BANK NA TRUS	1SH *	33334	7170	68310
216	1	2006-04-11	FREYTAG KIMBERLY	1WD	89000	6740	63340
140	1	2006-03-10	WEAVER PHILLIP L	1WD	50000	6740	63340
99	1	2006-02-21	J P MORGAN CHASE BANK TR	1SH	47000	6740	63340
441	1	2003-07-30	VASQUEZ LUCINDA	1WD	65000	6110	52340
561	1	2001-11-02	MANNIS TONY E & RAMONA GA	1SD	50000	6170	43230
30	1	1997-01-17	MORRISON ELMER F	1WD	46500	5170	30770
709	1	1996-11-14	WINGFIELD THOMAS A & ROB	1WD	45000	5170	30770
1183	1	1995-12-01	MANNIS STEPHEN M	1FD	28000	5200	29510

Year	Land	Bldg	Total	Net Tax
2021	1980	26580	28560	1311.30
2020	1980	26580	28560	1135.12

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



110 HEISEL ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level			
	Main	FRAME	1096 105440
	Full Upper	FRAME	384 35230
	Basement		274 5380
	Subtotal		146050
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X		Air Conditioning 2740
Unfinished Wall	X		Garages and Carports 11660
Floor/Hardwood	X		Extra Features 3900
Floor/Carpet	X		Total Value 164350
Floor/Tile-Lino	X		
Number of Rooms	1 4 2		PUB PAVED ST/RD
Bedrooms	1 2		PUB SIDEWALK
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	2 B F	FtxFt	1480	Rate	C	1900GD	164350	.40	.10	93190
front lot	acres/	effective	depth	depth	actual	effective	extended	value	true	value
	90.0000	90.00	55	60	140	84	7560	7560		