PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-580004.0000 RES
026 2026

sale

2023 SAMS TINA M	2017-01-19	
2024 SAMS TINA M	2017-01-19	
2025 SAMS TINA M	2017-01-19	
2026 SAMS TINA M	2017-01-19	HEISELS 4
427 E COLUMBUS	1QC	
	$0	
KENTON OH 43326		

Eff Rate: – 44.66 — 47.03 — 46.74 — 46.74 — a/r

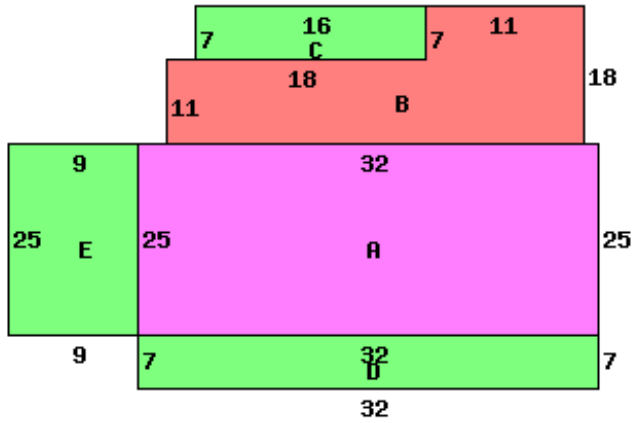
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	9570	9570	9570	9570		9570	11000	10990
Bldg100%	89110	89110	89110	89110		89110	123060	123050
Totl100%	98690t	98690t	98690t	98690t		98690t	134060t	134040t
Cauv100%								
Tax Value:								
Land 35%	3350	3350	3350	3350		3350	3850	3850
Bldg 35%	31190	31190	31190	31190		31190	43070	43070
Totl 35%	34540t	34540t	34540t	34540t		34540t	46920t	46910t
Hmstd35%								
Owner Oc			30.44	30.44	30.44			
Hmstd RB								
Net Tax	1420.18	1502.40	1462.04	1462.04	1462.04			
Sp-Asmnt	21.31	32.25	32.25	32.25				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		800		a	*MAIN
1	F/C	A		396		b	ADDTN
	EFP	P		112	4480	c	PORCH
	OFP	P		224	6720	d	PORCH
	CVP	P		225	5180	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
21	1	2017-01-19	SAMS TINA M	1QC *	0	9690	55060
663	1	2000-11-13	SAMS MICHAEL C	1FD	60000	9090	45630

Year	Land	Bldg	Total	Net Tax
2022	2510	25330	27840	1300.50
2021	2510	25330	27840	1305.24

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



427 E COLUMBUS ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1196	105950
	Full Upper	FRAME	800	58540
	Basement		400	7720
	Subtotal			172210
Metal	Roof	HIP		

	B 1 2 U A		
Plaster/Drywall	X X	Extra Features	16380
Unfinished Wall	X	Total Value	188590
Floor/Pine	X X		
Floor/Carpet	X X	PUB PAVED ST/RD	
Number of Rooms	1 5 3	PUB SIDEWALK	
Bedrooms	1 4		
		Neighborhood:	
Central Heat	A	Code:	3630
FORCED AIR		Dwl/Gar/NC%	1.4500
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	2 B F		1996		C	OLD/AV	188590	.55		123050

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	65.0000	65.00	165	105	161	169	10990	10990

Call Back: Sign: PSN Date: 2014-11-21 Lister:

36-580004.0000-v082020R