PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-590020.0000 RES
Z128 2026

sale

2023 KINGMAN KENNETH L	1998-09-11	
2024 PRINCE JEFFREY C III	2023-10-31	
2025 PRINCE JEFFREY C III	2023-10-31	
2026 PRINCE JEFFREY C III &	2023-10-31 PT 7-8 GERLACHS 16 BLOOMS	
421 E CARROL ST	1WD 7-8-16	
	$159,900	
KENTON OH 43326		

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

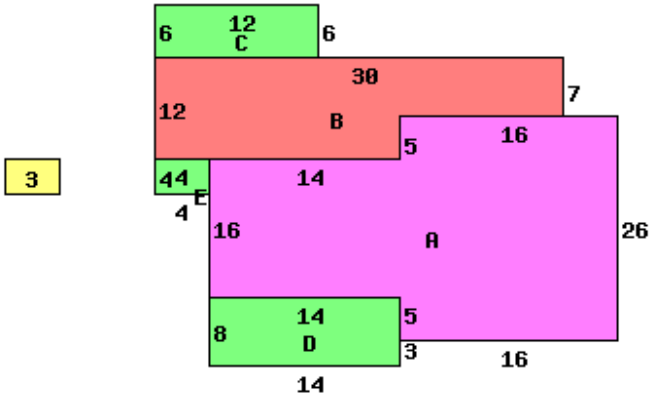
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	6510	6510	6510	6510		6510	7510	7520
Bldg100%	106510	106510	106510	106510		106510	147090	147090
Totl100%	113030t	113030t	113030t	113030t		113030t	154600t	154610t
Cauv100%								
Tax Value:								
Land 35%	2280	2280	2280	2280		2280	2630	2630
Bldg 35%	37280	37280	37280	37280		37280	51480	51480
Totl 35%	39560t	39560t	39560t	39560t		39560t	54110t	54110t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1626.56	1720.74	1709.42	1709.42	1709.42			
Sp-Asmnt	20.83	33.45	33.45	33.45				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		640		a	*MAIN
1 B	F	A		300		b	ADDTN
	OFP	P		72	2160	c	PORCH
	OFP	P		112	3360	d	PORCH
	OP	P		16	480	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
471	1	2023-10-31	PRINCE JEFFREY C III & CH	1WD	*	159900	4890	56830
341	1	2023-08-21	KINGMAN DENNIS ETAL	1CT	*	0	4890	56830
406	3	1998-09-11	KINGMAN KENNETH L	3CT	*	0	6140	25370
404	3	1998-09-11	KINGMAN PHYLLIS A ETAL	3CT	*	0	6140	25370
71	0	1988-02-03			*	0	0	31000

Year	Land	Bldg	Total	Net Tax
2022	1710	19890	21600	1009.00
2021	1710	19890	21600	1012.68

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



421 E CARROL ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	940	102950
	Part Upper	FRAME	640	31730
	Basement		300	5890
	Subtotal			140570
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Unfinished Wall	X				
Floor/Pine		X	X		
Floor/Carpet		X	X		
Number of Rooms	1	5	3		
Bedrooms			3		
Central Heat			A		
FORCED AIR					
Plumbing					
Standard	1				
Extra 3 Fixture	1				

Plumbing	2100
Extra Features	6000
Total Value	148670
PUB SIDEWALK	
Neighborhood:	
Code:	3630
Dwl/Gar/NC%	1.4500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1H F/C		1580		C	OLD/GD	148670	.40		129340
3	Garage		20X30	600		C	2020AV	14400	.15		17750

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	44.0000	44.00	170	106	161	171	7520	7520

Call Back: Sign: PSN Date: 2015-04-29 Lister:

36-590020.0000-v082020R