PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-590021.0000 RES
Z127 2025

sale

2022 THIEL CHRISTOPHER F	2018-06-22	
2023 THIEL CHRISTOPHER F	2018-06-22	
2024 WYOMIC BRADEY & TIMOT	2023-02-10	
2025 WYOMIC BRADEY & TIMOTHY	2023-02-10	BLOOMS W PT & GERLACHS PT
419 E CARROL ST	1SD	7 PT 16
	$136,000	
KENTON OH 43326		

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

	2022	2023	2024	2025				CAMA
Tax Year								
Prop Cls	510	510	510	510				510
Acres								
Land100%	4890	6510	6510	6510				6510
Bldg100%	94830	90970	90970	90970				90960
Totl100%	99710t	97490t	97490t	97490t				97470t
Cauv100%								
Tax Value:								
Land 35%	1710	2280	2280	2280				2280
Bldg 35%	33190	31840	31840	31840				31840
Totl 35%	34900t	34120t	34120t	34120t				34110t
Hmstd35%				34120				
Owner Oc			30.16	30.08	hmstd	2280 l	31840 b	
Hmstd RB								
Net Tax	1630.32	1402.88	1453.96	1444.26				
Sp-Asmnt	23.28	151.64	32.15	32.15				

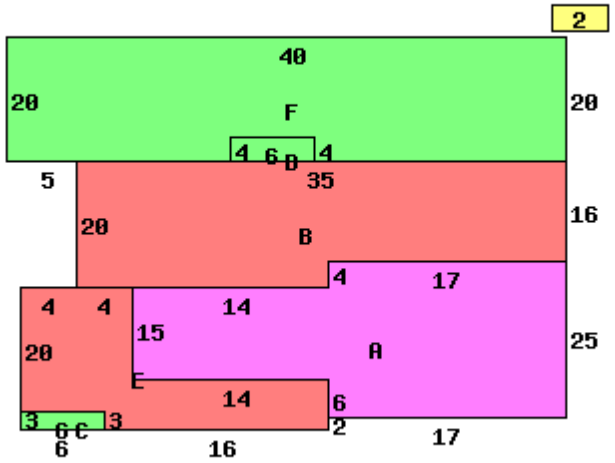
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		635		a	*MAIN
1 B	F	A		632		b	ADDTN
	OFP	P		18	540	c	PORCH
	OFP	P		24	720	d	PORCH
1	F/C	A		278		e	ADDTN
	PAT	P		776	2330	f	PORCH

#: 22, L/W
365900220000

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
60	1	2023-02-10	WYOMIC BRADEY & TIMOTHY J	1SD		136000	4890	94830
304	1	2018-06-22	THIEL CHRISTOPHER F	1WD		95300	4660	76800
311	1	2013-07-10	PIFER CARMELLA S	1WD	*	0	6630	63740
210	1	2013-05-03	SECRETARY OF HOUSING URBA	1WD	*	0	6630	63740
525	1	2012-11-19	BANK OF AMERICA NA	1SH		30000	6630	63740
393	1	2007-07-30	WREN BILL	1WD		44000	5860	77940
21	1	2007-01-17	WM SPECIALTY MORTGAGE LL	1SH		47334	5860	77940
489	1	2001-11-13	RENSING JONI E	1WD	*	0	5310	54710
39	1	1993-01-20	SWINEHART JONI E	1QC	*	0	0	41710

Year	Land	Bldg	Total	Net Tax
2021	1710	33190	34900	1636.22
2020	1710	33190	34900	1421.20

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



419 E CARROL ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1545	122020
	Full Upper	FRAME	635	50920
	Basement		316	6140
	Subtotal			179080
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Panelled Wall		X			
Unfinished Wall	X				
Floor/Pine		X	X		
Floor/Carpet		X			
Floor/Tile-Lino		L			
Number of Rooms		1	3	3	
Bedrooms			3		
Central Heat		A			
HOT WATER					
Plumbing					
Standard		1			
Extra 2 Fixture		1			

Plumbing	1400
Extra Features	3590
Total Value	184070
PUB SIDEWALK	
Neighborhood:	
Code:	3630
Dwl/Gar/NC%	1.0500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 F/C		2180		C	OLD/AV	184070	.55		86970
2	Garage		24X22	528		C	1950FR	12670	.70		3990

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	44.0000	44.00	170	106	140	148	6510	6510

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