

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-590028.0000
Z81

RES
2023

sale

Eff Rate:- 44.63 — 50.76 — 50.59 — 44.66 — a/r

2020 GOS PROPERTIES LLC	2013-04-25
2021 GOS PROPERTIES LLC	2013-04-25
2022 JONES KAREN N	2021-08-03
2023 JONES KAREN N	2021-08-03 GERLACHS 7
213 N HIGH ST	LWD
KENTON OH 43326	\$39,000 07.1-05-59-028

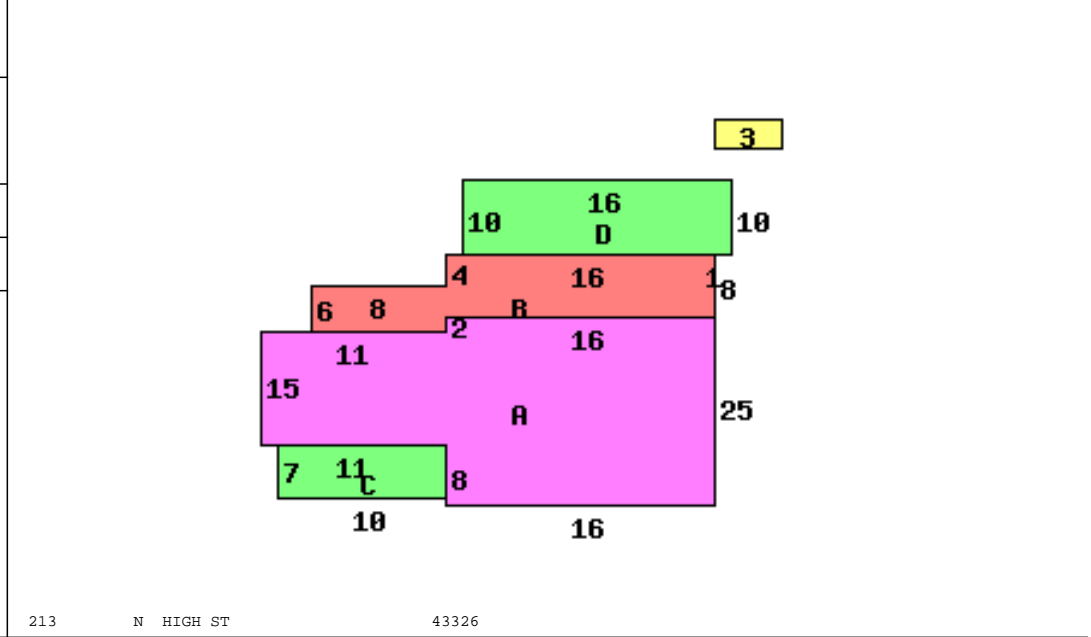
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres	3060	3060	3060	4090	4090
Land100%	51460	51460	52030	63510	63500
Bldg100%	54510t	54510t	55090t	67600t	67590t
Totl100%					
Cauvl00%					
Tax Value:					
Land 35%	1070	1070	1070	1430	1430
Bldg 35%	18010	18010	18210	22230	22230
Totl 35%	19080t	19080t	19280t	23660t	23660t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	777.00	894.54	900.62	972.80	
Sp-Asmnt	122.41	20.90	20.89	20.89	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		565			
1	F/C	A		176		b	ADDTN
	OPF	P		70	2100	c	PORCH
	DK	P		160	2400	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
378	1	2021-08-03	JONES KAREN N	LWD	39000	3060	51460
190	5	2013-04-25	GOS PROPERTIES LLC	5QC *	0	4110	42140
219	4	2009-07-30	GOSLEE DEAN M	4WD *	0	4200	49800
573	1	1991-07-19		1UN *	0	0	22200
413	0	1988-06-06		*	25000	0	22200
60	0	1986-01-27		*	0	0	21510

Year	Land	Bldg	Total	Net Tax
2019	1020	14470	15490	609.98
2018	1020	14470	15490	610.58

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2023
500 HARDIN COUNTY LANDFILL				XA/2023



213 N HIGH ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1H	Sq-Ft	Value
Floor Level		
Main	FRAME	741 93140
Part Upper	FRAME	565 28630
Basement		423 8130
Subtotal		129900
Shingle	Roof	GABLE
Plaster/Drywall	X	Extra Features 4500
Panelled Wall	X	Total Value 134400
Unfinished Wall	X	
Floor/Pine	X X	PUB SIDEWALK
Number of Rooms	1 3 3	
Bedrooms	3	Neighborhood:
Central Heat	A	Code: 3630
FORCED AIR		Dwl/Gar/NC% 1.0500
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	LHB F			C	OLD/AV	134400	.55	Dpr	Value
3 Shed	*PP	8X16	128		2021AV	0		Dpr	63500
front lot	acres/	effective	depth	actual	effective	extended	true		
	frontage	frontage	depth	factor	rate	value	value		
	31.0000	31.00	132	94	140	132	4090		4090