

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-610027.0000
W27

RES
2025

sale

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

2022 STEVENS MICHAEL A & D	2021-08-11
2023 CARTER DILLON C & ALL	2022-10-28
2024 CARTER DILLON C & ALL	2022-10-28
2025 CARTER DILLON C & ALLIS	2022-10-28
437 N WAYNE ST	2022-10-28 E JENNINGS PT 27
	1WD
KENTON OH 43326	\$0

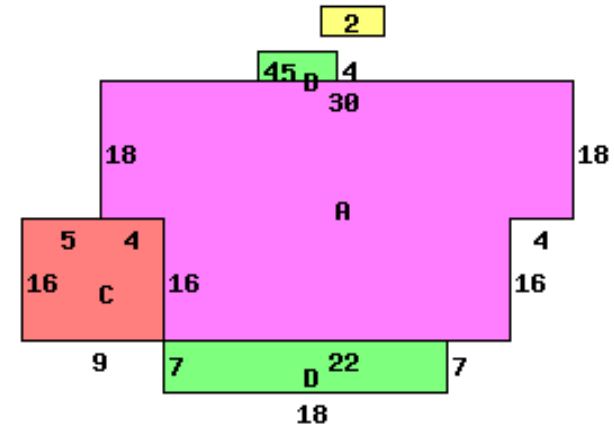
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4660	6230	6230	6230	6240
Bldg100%	100910	169860	169860	169860	169850
Totl100%	105570t	176090t	176090t	176090t	176090t
Cauv100%					
Tax Value:					
Land 35%	1630	2180	2180	2180	2180
Bldg 35%	35320	59450	59450	59450	59450
Totl 35%	36950t	61630t	61630t	61630t	61630t
Hmstd35%					61630
Owner Oc	35.84	54.54	54.48	54.34	hmstd 2180 1 59450 b
Hmstd RB		736.70	835.16	859.34	
Net Tax	1690.22	1742.78	1791.10	1749.40	
Sp-Asmnt	21.00	25.00	21.00	24.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 BA	F	M		892			
	STP	P		20	80	b	PORCH
1	F/C	A		144		c	ADDIN
	OFF	P		126	3780	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
501	1	2022-10-28	CARTER DILLON C & ALLISON	1WD *	0	4660	100910
452	1	2022-08-31	CARTER DILLON C & ALLISON	1WD	174000	4660	100910
404	1	2021-08-11	STEVENS MICHAEL A & DESTI	1SD	160000	4660	100910
165	1	2016-05-13	KRUEGER ALAINY S	1WD	86000	6310	66540
383	1	2009-09-04	MARTINO JOSHUA FRANKLIN &	1WD *	88500	6430	95090
6	1	2004-01-05	WINGFIELD REBECCA A &	1 *	0	5510	65660
459	1	2003-10-03	SECRETARY OF HOUSING & U	1DD *	0	5510	65660
251	1	1999-05-06	GASKINS EMILY M	1WD	71000	5770	40910
192	1	1989-03-15		1WD	27500	0	36000

Year	Land	Bldg	Total	Net Tax
2021	1630	35320	36950	1696.52
2020	1630	35320	36950	1468.58

Project	ben acres	%	factor
131 BLANCHARD RIVER MAINT			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
235 KELLOGG #983 - BLANCHARD			XA/2025



437 N WAYNE ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level	Main	FRAME	1036 104270
	Full Upper	FRAME	892 60910
	Qtr Story	FRAME	892 3670
	Basement		892 16660
	Subtotal		185510
Slate	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X X	892 sq ft	Attic Finish 14260
Unfinished Wall	X		Air Conditioning 5050
Floor/Hardwood	X		Plumbing 1400
Floor/Pine	X		Extra Features 3860
Floor/Carpet	X X		Total Value 210080
Number of Rooms	1 4 3 1		
Bedrooms	3		PUB SIDEWALK
Central Heat	A		Neighborhood:
FORCED AIR			Code: 3630
Central A/C	A		Dwl/Gar/NC% 1.0500
Plumbing			
Standard	1		
Extra 2 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 BAF	8X10	2820	Rate	C+	Cond	Value	Dpr	Dpr	Value
2 Shed	*PP		80			OLD/VG	231090	.30		169850
						OLD/	0			0
front lot	acres/	effective	depth	actual	effective	extended	true			
	frontage	frontage	depth	factor	rate	value	value			
	60.0000	60.00	82	74	140	6240	6240			