PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-610061.0000 RES
W72 2025

sale

2022	HOTTMAN BRANDON & JUL	2020-12-03
2023	HOTTMAN BRANDON & JUL	2020-12-03
2024	HOTTMAN BRANDON GP	2023-06-16
2025	HALE JADE R & MICHAEL	2024-03-25 E JENNINGS 52
	431 N CHERRY ST	1SD
	KENTON OH 43326	$143,500

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

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6110	8170	8170	8170	8180
Bldg100%	86000	96800	96800	96800	96790
Totl100%	92110t	104970t	104970t	104970t	104970t
Cauv100%					
Tax Value:					
Land 35%	2140	2860	2860	2860	2860
Bldg 35%	30100	33880	33880	33880	33880
Totl 35%	32240t	36740t	36740t	36740t	36740t
Hmstd35%				36740	
Owner Oc	31.28	32.52		32.38	hmstd 2860 l 33880 b
Hmstd RB					
Net Tax	1474.76	1478.10	1598.08	1555.18	
Sp-Asmnt	24.00	32.00	24.00	27.00	

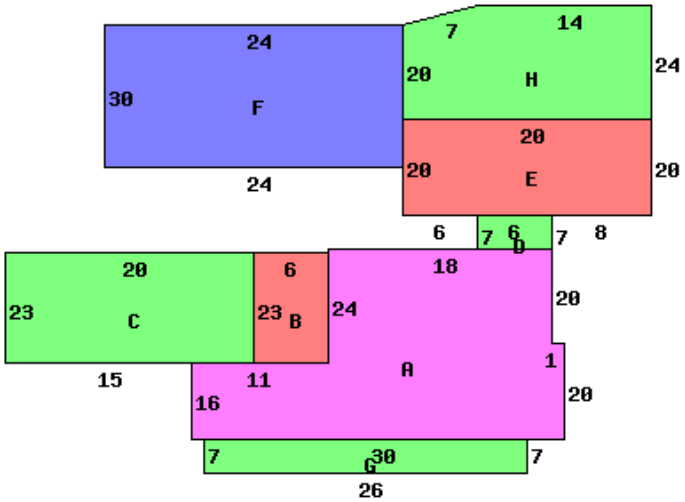
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		916		a	*MAIN
1	F/C	A		138		b	ADDTN
	DK	P		460	6900	c	PORCH
	EFP	P		42	1680	d	PORCH
1	F/C	A		400		e	ADDTN
	F2	G		720	17280	f	GRAGE
	OFP	P		182	5460	g	PORCH
	PAT	P		468	1400	h	PORCH

#: 150, L/W
366101500000

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
111	1	2024-03-25	HALE JADE R & MICHAEL	1SD		143500	8170	96800
236	1	2023-06-16	HOTTMAN BRANDON GP	1QC		133500	6110	86000
569	1	2020-12-03	HOTTMAN BRANDON & JULIE C	1SD		135900	6110	86000
344	1	2016-08-16	WORMLEY ASHLEY	1WD	*	48001	8260	77860
94	1	2016-03-24	WELLS FARGO BANK NA	1SD	*	38000	8260	77860
74	1	2014-03-12	MINIX STEPHANIE	1WD	*	78500	8260	82460
54	1	2012-02-13	JONES CHARLOTTE S	1WD		17000	8260	82460
501	1	2011-11-09	PNC BANK NA	1SH	*	22000	8260	82460
858	0	1985-12-03			*	46500	0	30910

Year	Land	Bldg	Total	Net Tax
2021	2140	30100	32240	1511.52
2020	2140	30100	32240	1281.38

	p r o j e c t		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			



431 N CHERRY ST 43326

Occupancy 1 Single Family

Story Height 1H

Floor Level			Sq-Ft	Value
	Main	FRAME	1454	114440
	Part Upper	FRAME	916	37090
	Basement		684	12960
	Subtotal			164490
Shingle	Roof	GABLE		

*DWELLING COMPUTATIONS

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

Air Conditioning	4140
Plumbing	3500
Garages and Carports	17280
Extra Features	15440
Total Value	204850
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	1HB F		2370		C	OLD/AV	204850	.55		96790

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	62.0000	62.00	132	94	140	132	8180	8180

Call Back: Sign: PSN Date: 2015-04-08 Lister: 36-610061.0000-v082020R