PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-620059.0000 RES
R42 2026

sale

2023	WEAVER MARVIN D & KAR	2018-08-23
2024	WEAVER MARVIN D & KAR	2018-08-23
2025	WEAVER MARVIN D & KAR	2018-08-23
2026	WEAVER MARVIN D & KAREN	2018-08-23 CARYS E 51
	610 N GILMORE ST	1SD SEE 36-620059.01 FOR REST
		$15,000 OF SPECIAL ASSESSMENTS
	KENTON OH 43326	

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

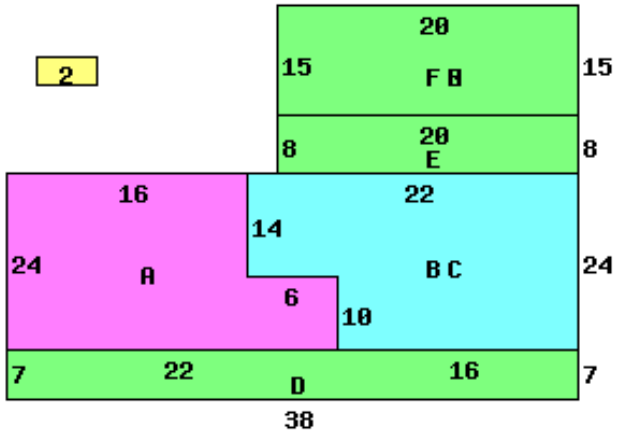
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	7800	7800	7800	7800		7800	9000	9000
Bldg100%	58940	58940	58770	58770		58770	169510	169510
Totl100%	66740t	66740t	66570t	66570t		66570t	178510t	178510t
Cauv100%								
Tax Value:								
Land 35%	2730	2730	2730	2730		2730	3150	3150
Bldg 35%	20630	20630	20570	20570		20570	59330	59330
Totl 35%	23360t	23360t	23300t	23300t		23300t	62480t	62480t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	960.46	1016.10	1006.82	1006.82	1006.82			
Sp-Asmnt	35.50	31.50	34.50	34.50				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		444		a	*MAIN
	CATH	X		468		b	OTHER
1	F/C	A		468		c	ADDTN
	OFP	P		266	7980	d	PORCH
	OFP	P		160	4800	e	PORCH
	PAT	P		300	900	f	PORCH
	PAT	P		300	900	g	PORCH
	CAN	P		300	2400	h	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
407	1	2018-08-23	WEAVER MARVIN D & KAREN	1SD	*	15000	5570	47430
786	1	1997-12-29	ZUCHETTO ROBERT P & ROSE	1DD		38000	6710	29710
381	1	1994-05-09	BLUM ROBERT J & WENDY A	1SD		49900	0	35310
189	1	1994-03-11	BLUM ROBERT J & WENDY A	1WD		27200	0	35310
283	0	1988-04-21			*	35500	0	35800

Year	Land	Bldg	Total	Net Tax
2022	2050	20180	22230	1038.44
2021	2050	20180	22230	1042.22

	project		ben acres	/ %	factor
131	BLANCHARD RIVER MAINT	XA/2025			
235	KELLOGG #983 - BLANCHARD	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			
921	BLANCHARD RIVER MAINT	XA/2023			
306	BLOOM #1043 - BLANCHARD	XA/2025			
349	OSBORN-BLANCHARD RIVER	XA/2025			



610 N GILMORE ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	912	99880
	Subtotal			99880

B 1 2 U A

Number of Rooms	3	444 sq ft	Attic Finish		7820
Bedrooms	2		Air Conditioning		2410
			Plumbing		2100
Central Heat	A		Extra Features		16980
FORCED AIR			Total Value		129190
Central A/C	A				
Plumbing			PUB ALLEY		
Standard	1				
Extra 3 Fixture	1		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	1 F/C		1356		C-	2024AV	116270	.02		165220
2	Garage		16X22	352		C	1968AV	8450	.65		4290

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	60.0000	60.00	130	93	161	150	9000	9000

Call Back: Sign: PSN Date: 2015-01-12 Lister:

36-620059.0000-v082020R