

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-620074.0000
R131

RES
2025

sale

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

2022 HOLLAND JOSHUA & CHEL	2020-06-03
2023 HOLLAND JOSHUA & CHEL	2020-06-03
2024 HOLLAND JOSHUA & CHEL	2020-06-03
2025 MOCK JAKE L & TAYLOR	2024-11-06 CARYS E PT 1-2
435 SUMMIT ST	1SD
KENTON OH 43326	\$55,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3090	4140	4140	4140	4130
Bldg100%	57970	64170	64170	64770	64780
Totl100%	61060t	68310t	68310t	68910t	68910t
Cauv100%					
Tax Value:					
Land 35%	1080	1450	1450	1450	1450
Bldg 35%	20290	22460	22460	22670	22670
Totl 35%	21370t	23910t	23910t	24120t	24120t
Hmstd35%	21300	23840	24050	24050	
Owner Oc	20.66	21.10	21.08	21.20	hmstd 1450 l 22600 b
Hmstd RB					
Net Tax	977.60	962.00	1018.92	1021.02	
Sp-Asmnt	24.00	32.00	24.00	27.00	

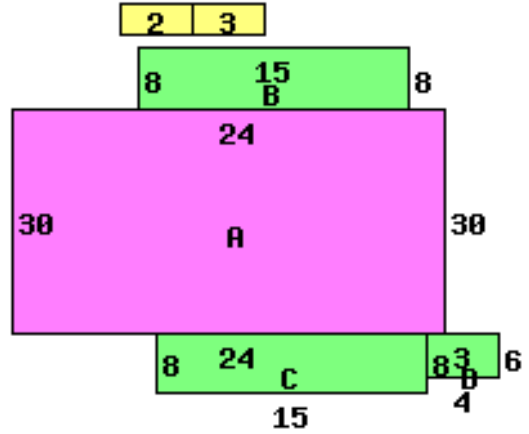
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		720		b	PORCH
	EFP	P		120	4800	c	PORCH
	OFF	P		120	3600	d	PORCH
	STP	P		24	100		

#: 75, L/W
366200750000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
487	1	2024-11-06	MOCK JAKE L & TAYLOR	1SD	55000	4140	64170
233	1	2020-06-03	HOLLAND JOSHUA & CHELSEY	1SD	42500	2940	46260
449	1	2003-07-31	MCCLEESE JENNIFER R	1WD	53000	3340	41770

Year	Land	Bldg	Total	Net Tax
2021	1080	20290	21370	981.24
2020	1080	20290	21370	870.24

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



435 SUMMIT ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	
Main	FRAME 720 90500
Part Upper	FRAME 720 33390
Basement	720 13610
Subtotal	137500
Shingle	Roof GABLE
Plaster/Drywall	P P Air Conditioning 2580
Unfinished Wall	X Plumbing 1400
Floor/Hardwood	X X Extra Features 8500
Number of Rooms	1 4 3 Total Value 149980
Bedrooms	3
Central Heat	A PUB SIDEWALK
FORCED AIR	
Central A/C	A Neighborhood: 3630
Plumbing	Code:
Standard	1 Dwl/Gar/NC% 1.0500
Extra 2 Fixture	1

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F		1440		C-	OLD/AV	134980	.55	Dpr	63780
2 Garage	*SV 0	14X16	224			OLD/AV	800			800
3 CARPORT	*SV 0	10X14	140			1960	200			200
front lot	acres/	effective	depth	depth	actual	effective	extended	true		
	33.0000	frontage	33.00	120	89	140	125	4130	4130	

Call Back:	Sign: PSN Date: 2015-01-12	Lister:	36-620074.0000-v082020R
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