PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-630020.0000 RES
T13 2026

sale

2023 ROSEBROUGH ROGER E &	2006-03-28	
2024 ROSEBROUGH ROGER E &	2006-03-28	
2025 ROSEBROUGH ROGER E &	2006-03-28	
2026 ROSEBROUGH ROGER E & SA	2006-03-28	FORBING & SON 85-86
803 N BARRON ST	1WD	
	$118,000	
KENTON OH 43326		

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	24140	24140	24140	24140		24140	27830	27830
Bldg100%	120090	120090	120090	120090		120090	169940	169940
Totl100%	144230t	144230t	144230t	144230t		144230t	197770t	197770t
Cauv100%								
Tax Value:								
Land 35%	8450	8450	8450	8450		8450	9740	9740
Bldg 35%	42030	42030	42030	42030		42030	59480	59480
Totl 35%	50480t	50480t	50480t	50480t		50480t	69220t	69220t
Hmstd35%								
Owner Oc	44.68	44.62	44.50	44.50	44.50			
Hmstd RB								
Net Tax	2030.88	2151.14	2136.78	2136.78	2136.78			
Sp-Asmnt	32.00	24.00	27.00	27.00				

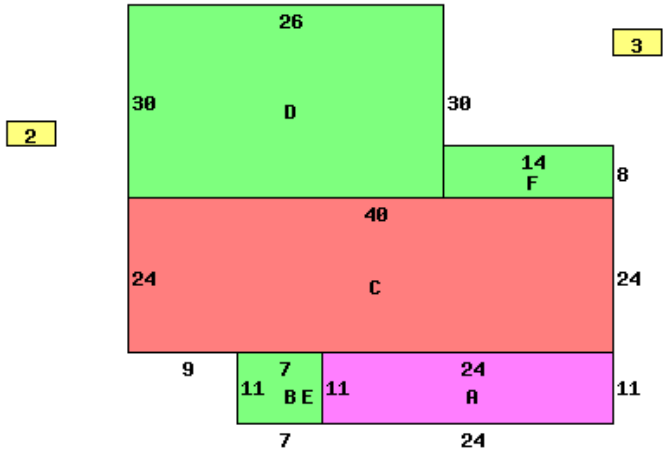
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		264		a	*MAIN
	RFX	P		77	770	b	PORCH
1 BQ	F	A		960		c	ADDTN
	PAT	P		780	2340	d	PORCH
	STP	P		77	310	e	PORCH
	DK	P		112	1680	f	PORCH

#: 21 L/W
366300210000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
182	1	2006-03-28	ROSEBROUGH ROGER E & SAN	1WD	118000	16290	83770
133	1	2006-03-22	BLUME ARLENE M	1CT *	0	16290	83770

Year	Land	Bldg	Total	Net Tax
2022	5560	35900	41460	1896.52
2021	5560	35900	41460	1903.60

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			



803 N BARRON ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1Q				
Floor Level	Main	FRAME	1224	104800
	Qtr Story	FRAME	960	15150
	Basement		1224	22790
	Subtotal			142740
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		P			P
Unfinished Wall	X				
Floor/Hardwood		X			X
Floor/Carpet		X			
Number of Rooms	1	3		2	
Bedrooms		1		2	
Fireplace					
Openings		2			
Stacks		1			
Central Heat			A		
HOT WATER					
Plumbing					
Standard		1			
Extra 3 Fixture		1			
Extra 2 Fixture		1			

Fireplaces	4000		
Plumbing	3500		
Extra Features	5100		
Total Value	155340		
PUB SIDEWALK			
Neighborhood:			
Code:	3690		
Dwl/Gar/NC%	1.5000		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 BQF		1224		C+	1960GD	170870	.37		161470
2	Garage		24X28	672		C	1965AV	16130	.65		8470
3	Shed	*NV	10X12	80			2015AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	105.0000	105.00	140	96	276	265	27830	27830

Call Back: Sign: PSN Date: 2016-02-08 Lister:

36-630020.0000-v082020R