PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-630036.0000 RES
T22 2026

sale

2023 COMER RANDALL J	2014-01-31	
2024 COMER RANDALL J	2014-01-31	
2025 COMER RANDALL J	2014-01-31	
2026 COMER RANDALL J	2014-01-31	FORBING & SON PT VAC
740 N BARRON ST	1QC	ALLEY 55-56
	$0	
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%	25540	25540	25540	25540		25540	29340	29340
Bldg100%	130600	130600	130600	130600		130600	184370	184380
Totl100%	156140t	156140t	156140t	156140t		156140t	213710t	213720t
Cauv100%								
Tax Value:								
Land 35%	8940	8940	8940	8940		8940	10270	10270
Bldg 35%	45710	45710	45710	45710		45710	64530	64530
Totl 35%	54650t	54650t	54650t	54650t		54650t	74800t	74800t
Hmstd35%	54280	54280	54280	54280		54280	74430	
Owner Oc	48.04	47.98	47.86	47.86	47.86	hmstd 8940 l	45340 b	
Hmstd RB	368.96	417.58	429.66	429.66	429.66			
Net Tax	1830.02	1911.56	1883.94	1883.94	1883.94			
Sp-Asmnt	32.00	24.00	27.00	27.00				

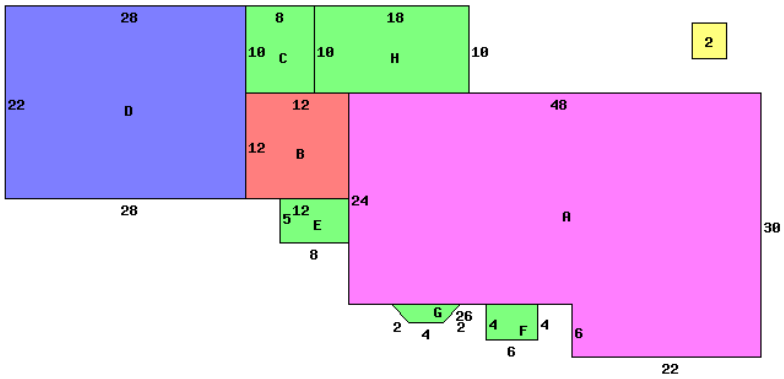
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1284		a	*MAIN
1	F/C	A		144		b	ADDTN
	OFP	P		80	2400	c	PORCH
	F2	G		616	14780	d	GRAGE
	STP	P		40	160	e	PORCH
	STP	P		24	100	f	PORCH
	OH	P		12	460	g	PORCH
	PAT	P		180	540	h	PORCH

#: 37, L/W
3663003700000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
42	1	2014-01-31	COMER RANDALL J	1QC *	0	17030	90000
602	1	2013-12-16	COMER RANDALL J & KATHLEE	1SD	75000	17030	90000
71	1	2006-02-13	SUMMERVILLE BEATRICE	1CT *	0	17260	91830

Year	Land	Bldg	Total	Net Tax
2022	5890	40510	46400	1722.64
2021	5890	40510	46400	2130.76

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			



740 N BARRON ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1428	112900
	Basement		1284	23770
	Subtotal			136670
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	P	1248 sq ft	Basement Finish	13330
Panelled Wall	X X		Fireplaces	4000
Floor/Carpet	X		Air Conditioning	2500
Floor/Tile-Lino	X L		Plumbing	1400
Number of Rooms	3 7		Garages and Carports	14780
Bedrooms	3		Extra Features	3660
			Total Value	176340
Fireplace				
Openings	2		PUB PAVED ST/RD	
Stacks	1			
Central Heat	A		Neighborhood:	
FORCED AIR			Code:	3690
Central A/C	A		Dwl/Gar/NC%	1.5000
Plumbing				
Standard	1			
Extra 2 Fixture	1			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		2676		C+	1956GD	193970	.37		183300
2	Shed		8X20	160		D	2013AV	1540	.30		1080

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	112.0000	112.00	138	95	276	262	29340	29340

Call Back: Sign: PSN Date: 2015-02-23 Lister: