PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-640025.0100 RES
SS38 2026

sale

2023 STEFANKA JON D		2011-05-06
2024 TEMPLETON THOMAS A JR		2023-10-17
2025 TEMPLETON THOMAS A JR		2023-10-17
2026 TEMPLETON THOMAS A JR		2023-10-17 CHESNEYS PT 7-8
701 NORTH WAYNE ST		1WD
		$190,000
KENTON OH 43326		

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

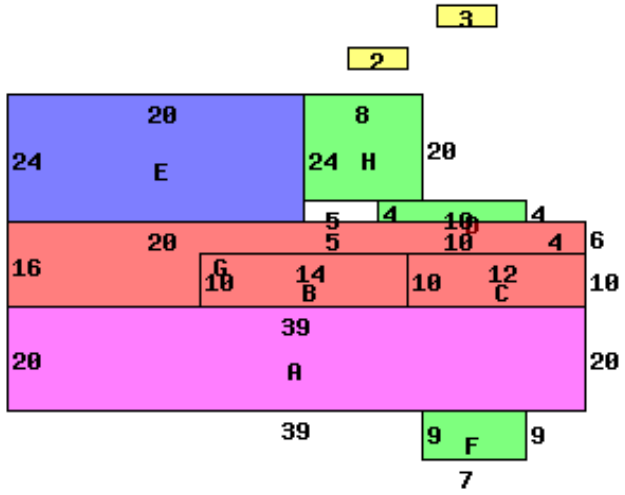
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	6600	6600	6600	6600		6600	7600	7610
Bldg100%	123970	123970	123970	123970		123970	167260	167250
Totl100%	130570t	130570t	130570t	130570t		130570t	174860t	174860t
Cauv100%								
Tax Value:								
Land 35%	2310	2310	2310	2310		2310	2660	2660
Bldg 35%	43390	43390	43390	43390		43390	58540	58540
Totl 35%	45700t	45700t	45700t	45700t		45700t	61200t	61200t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1879.02	1987.84	1974.74	1974.74	1974.74			
Sp-Asmnt	25.00	87.85	24.00	24.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		780		a	*MAIN
2	F/C	A		140		b	ADDTN
1 B	F	A		120		c	ADDTN
	OMP	P		40	1400	d	PORCH
	F2	G		480	11520	e	GRAGE
	OMP	P		63	2210	f	PORCH
1	F	A		364		g	ADDTN
	DK	P		160	2400	h	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
440	1	2023-10-17	TEMPLETON THOMAS A JR	1WD		190000	6510	101430
167	1	2011-05-06	STEFANKA JON D	1WD		63000	6600	67180
77	1	2010-02-25	HOME SAVINGS & LOAN CO KE	1QC	*	0	6630	75230
117	1	2006-03-01	VANBUSKIRK RICHARD R & A	1WD		90000	6260	71830
28	1	2006-01-17	HOME SAVINGS & LOAN CO O	1SH		65400	6260	71830
396	1	2001-08-30	DERR HANNAH G	1QC	*	0	5630	64090
692	1	2000-11-30	HOLM JANICE L	1WD		95000	5630	64090
368	1	1999-06-29	DOW D THOMAS	1WD		87000	5370	61690

Year	Land	Bldg	Total	Net Tax
2022	2280	35500	37780	1764.84
2021	2280	35500	37780	1771.26

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			



701 N WAYNE ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1404	111000
	Full Upper	FRAME	920	60480
	Basement		900	16810
	Subtotal			188290
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall			X	X	
Unfinished Wall	X				
Floor/Hardwood			X	X	
Floor/Carpet			X	X	
Floor/Concrete	X				
Number of Rooms		1	4	3	
Bedrooms			3		

Fireplaces		2000	
Air Conditioning		4040	
Plumbing		1400	
Garages and Carports		11520	
Extra Features		6010	
Total Value		213260	
PUB SIDEWALK			
Neighborhood:			
Code:		3640	
Dwl/Gar/NC%		1.5400	
Fireplace Openings	1		
Stacks	1		
Central Heat HOT WATER	A		
Central A/C	A		
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	2 B F		2324		C+	OLD/AV	234590	.55		162570
2	Shed		10X20	200		D	2017AV	1920	.20		1540
3	Shed		12X32	384		D	2020AV	3690	.15		3140

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	44.0000	44.00	132	94	184	173	7610	7610

Call Back: Sign: PSN Date: 2015-02-13 Lister:

36-640025.0100-v082020R