PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-650011.0000 RES
W06 2025

sale

2022	HEILMAN LUKE F & KITR	2020-04-07
2023	HEILMAN LUKE F & KITR	2020-04-07
2024	HEILMAN LUKE F & KITR	2020-04-07
2025	HEILMAN LUKE F & KITRIN	2020-04-07 BELTS 1
	626 N MAIN ST	1WD
		$89,900
	KENTON OH 43326	

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

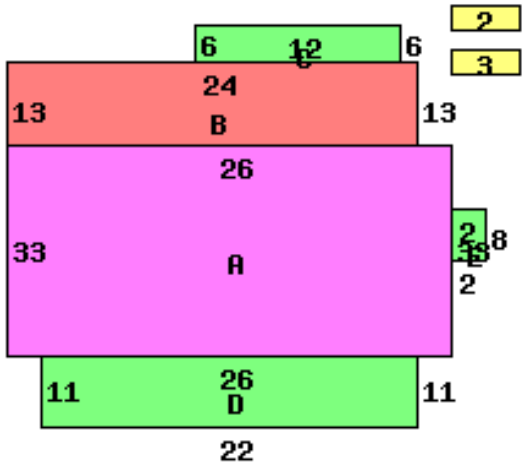
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6230	7110	7110	7110	7100
Bldg100%	134200	103430	103430	103430	103440
Totl100%	140430t	110540t	110540t	110540t	110540t
Cauv100%					
Tax Value:					
Land 35%	2180	2490	2490	2490	2490
Bldg 35%	46970	36200	36200	36200	36200
Totl 35%	49150t	38690t	38690t	38690t	38690t
Hmstd35%					
Owner Oc	47.68	34.24	34.20	34.10	
Hmstd RB					
Net Tax	2248.28	1556.56	1648.72	1637.74	
Sp-Asmnt	21.00	25.00	21.00	24.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	B	M		858		a	*MAIN
1 A	B	A		312		b	ADDTN
	STP	P		72	290	c	PORCH
	OMP	P		242	8470	d	PORCH
	BAY	P		16	610	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
147	1	2020-04-07	HEILMAN LUKE F & KITRINA	1WD *	89900	5910	114230
572	1	2019-12-20	PINGORA LOAN SERVICING LL	1SH *	63335	5910	114230
314	1	2015-06-24	STOUT VICKIE L	1WD	110000	7400	69830
216	1	2011-06-07	STROUS KENDRA BEA	1WD	83000	7390	75480
194	1	1994-03-15	DOWNEY BOYD L & TERRI L	1WD	71500	0	50400

Year	Land	Bldg	Total	Net Tax
2021	2180	46970	49150	2256.66
2020	2180	46970	49150	2001.50

p r o j e c t		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			



626 N MAIN ST 43326

Occupancy 1 Single Family

Story Height 2

Floor Level

Shingle

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Main	BRICK		1170	114030
Full Upper	BRICK		858	64530
Qtr Story	FRAME		312	1440
Basement			858	16030
Subtotal				196030
Roof	GABLE			

	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 B		2028		C+	OLD/AV	233680	.55		100950
2	Garage	CB 0	18X20	360		C	OLD/FR	8640	.70		2490
3	Shed	*PP	10X8	80			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	42.4000	42.00	132	94	180	169	7100	7100

B 1 2 U A

Plaster/Drywall	P P	
Panelled Wall	X	
Unfinished Wall	X	X
Floor/Hardwood	X X	
Floor/Carpet	X X	
Floor/Concrete	X	
Floor/Tile-Lino	X	
Number of Rooms	4 4 4	
Bedrooms	3	
Fireplace		
Openings	1	
Stacks	1	
Central Heat	A	
FORCED AIR		
Central A/C	A	
Plumbing		
Standard	1	
Extra 2 Fixture	1	

Fireplaces	2000
Air Conditioning	3640
Plumbing	1400
Extra Features	9370
Total Value	212440
PUB SIDEWALK	
Neighborhood:	
Code:	3720
Dwl/Gar/NC%	.9600

Call Back: Sign: PSN Date: 2015-04-07 Lister: 36-650011.0000-v082020R