

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-650092.0000
R03

RES
2023

sale

Eff Rate:- 44.63 — 50.76 — 50.59 — 44.66 — a/r

2020	CLAYBAUGH TIM S & ELE	1993-08-26	
2021	CLAYBAUGH TIM S & ELE	1993-08-26	
2022	CLAYBAUGH TIM S & ELE	1993-08-26	
2023	CLAYBAUGH TIM S & ELEAN	1993-08-26	WAYNE HTS PT PT 49-51
	654 N HIGH ST	LWD	
	KENTON OH 43326	\$83,000	07.1-05-65-092

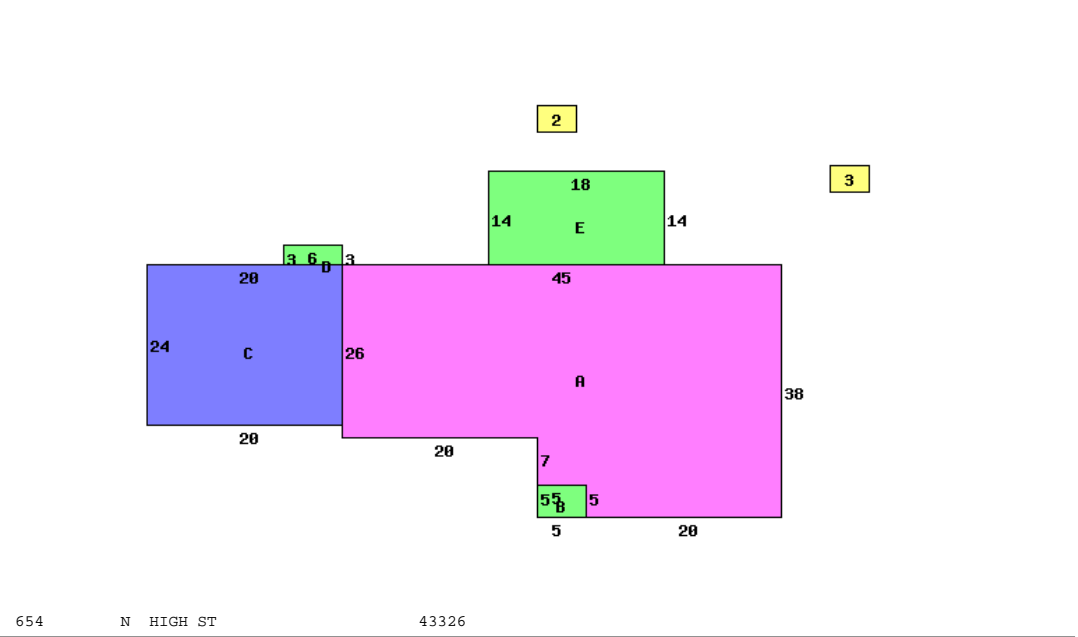
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	10000	10000	10000	22890	22880
Bldg100%	121290	121290	121290	136340	136350
Totl100%	131290t	131290t	131290t	159230t	159230t
Cauvl00%					
Tax Value:					
Land 35%	3500	3500	3500	8010	8010
Bldg 35%	42450	42450	42450	47720	47720
Totl 35%	45950t	45950t	45950t	55730t	55730t
Hmstd35%	41740	41740	41740	50440	
Owner Oc	40.80	40.48	40.50	44.64	hmstd 8010 l 42430 b
Hmstd RB					
Net Tax	1830.40	2113.82	2105.98	2246.78	
Sp-Asmnt	128.52	27.00	27.00	39.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1445		a	*MAIN
	OPF	P		25	750	b	PORCH
	F2	G		480	11520	c	GRAGE
	STP	P		18	70	d	PORCH
	PAT	P		252	760	e	PORCH

#: 93 103 L/W
366500930000
366501030000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
770	1	1993-08-26	CLAYBAUGH TIM S & ELEANO	LWD	83000	0	69310
Year	Land	Bldg	Total	Net Tax			
2019	3330	34270	37600	1445.74			
2018	3330	34270	37600	1447.26			

project	ben acres	/	%	factor
921 BLANCHARD RIVER MAINT				XA/2023
500 HARDIN COUNTY LANDFILL				XA/2023
131 BLANCHARD RIVER MAINT				XA/2023



654 N HIGH ST 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height	1			
Floor Level	Main	FRAME	1445	114240
	Basement		1445	26750
	Subtotal			140990
Shingle	Roof	HIP		
Plaster/Drywall	X	Fireplaces		4000
Unfinished Wall	X	Air Conditioning		2530
Floor/Hardwood	X	Plumbing		1400
Floor/Carpet	X	Garages and Carports		11520
Number of Rooms	15	Extra Features		2940
Bedrooms	3	Total Value		163380
Fireplace		PUB PAVED ST/RD		
Openings	2			
Stacks	1	Neighborhood:		
Central Heat	A	Code:		3690
FORCED AIR		Dwl/Gar/NC%		1.0600
Central A/C	A			
Plumbing				
Standard	1			
Extra 2 Fixture	1			

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	1445	Rate	Cond	Value	Dpr	Dpr	Value
2 Garage		30X40	1200	C	1994GD	28800	.55	13740
3 Shed		12X30	360	D	1994AV	3460	.60	1380
front lot	acres/ frontage	effective frontage	depth	depth actual	effective rate	extended value	true value	
		80.00	278	119	240	286	22880	22880

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