

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-670006.0000
Z38

RES
2025

sale

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

2022 BORN KEVIN J	2013-08-01
2023 INTERSTATE REALTY HOL	2022-02-22
2024 INTERSTATE REALTY HOL	2022-02-22
2025 INTERSTATE REALTY HOLDI	2022-02-22 PFEIFFERS E PT OL 2
348 & 350 N WAYNE ST	LWD
KENTON OH 43326	\$45,000

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	520	520	520	520	520	520
Acres						
Land100%	3940	5260	5260	5260	5260	5250
Bldg100%	51310	71030	71030	71030	71030	71030
Totl100%	55260t	76290t	76290t	76290t	76290t	76280t
Cauv100%						

2027 INTERSTATE REALTY HOLDI	2026-04-03
348 & 350 N WAYNE ST	WD
KENTON OH 43326	

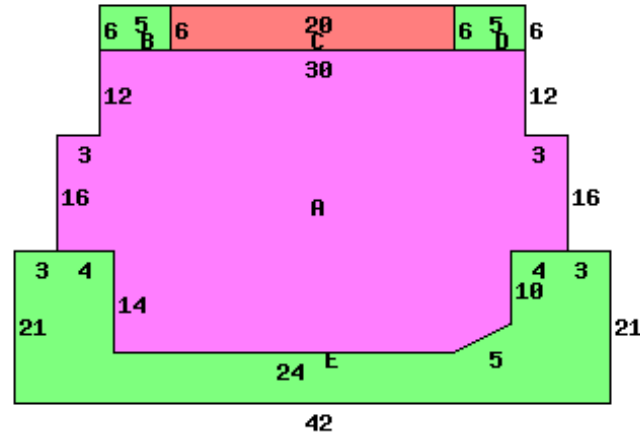
Tax Value:						
Land 35%	1380	1840	1840	1840	1840	1840
Bldg 35%	17960	24860	24860	24860	24860	24860
Totl 35%	19340t	26700t	26700t	26700t	26700t	26700t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	903.44	1097.80	1161.38	1153.72	1153.72	
Sp-Asmnt	131.86	39.00	48.38	48.38		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		1320			
	OFF	P		30	900	b	PORCH
1	F/C	A		120		c	ADDTN
	OFF	P		30	900	d	PORCH
	OFF	P		498	14940	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
155	16	2026-04-03	INTERSTATE REALTY HOLDING	WD *	0	5260	71030
91	1	2022-02-22	INTERSTATE REALTY HOLDING	LWD *	45000	3940	51310
347	1	2013-08-01	BORN KEVIN J	LQC *	0	5340	65230
316	1	2001-07-02	BORN KEVIN J & BONNIE L	LWD	50000	4660	58110
107	1	1999-03-01	NEWMAN JESSE E JR & MARY	LWD	45000	4910	49310
961	1	1989-11-13		LUN *	0	0	47830

Year	Land	Bldg	Total	Net Tax
2021	1380	17960	19340	906.72
2020	1380	17960	19340	787.56

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025



348 & 350 N WAYNE ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level	Main	FRAME	1440 113850
	Full Upper	FRAME	1320 63470
	Basement		996 18580
	Subtotal		195900
Shingle	Roof	HIP	
	B 1 2 U A		
Plaster/Drywall	P P	1 /	Extra Living Units 3500
Panelled Wall	X		Plumbing 3500
Unfinished Wall	X		Extra Features 16740
Floor/Pine	X X		Total Value 219640
Floor/Carpet	X X		
Number of Rooms	8 8 7		PUB SIDEWALK
Bedrooms	6		
Central Heat	A		Neighborhood: 3630
FORCED AIR			Code: 1.0500
Plumbing			Dwl/Gar/NC%
Standard	2		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	FtxFt	2760	Rate	Grade	Value	Dpr	Dpr	Value
		effective	depth	depth	actual	effective	extended	value	true
front lot	50.0000	50.00	86	75	140	105	5250	5250	

Call Back:

Sign: PSN Date: 2015-04-29 Lister:

36-670006.0000-v082020R