

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-680004.0000
Z24

RES
2025

sale

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

| | | |
|------|--|--------------------------------------|
| 2022 | HARLESS BRAD A & BREN | 2014-10-16 |
| 2023 | HARLESS BRAD A & BREN | 2014-10-16 |
| 2024 | HARLESS BRAD A & BREN | 2014-10-16 |
| 2025 | FIRST NATIONAL BANK OF 319 N WAYNE ST | 2024-06-18 PT GRAVEYARD LOT 4 1QC |
| | KENTON OH 43326 | \$30,480 |

| | | | | | |
|----------|--------|---------|---------|---------|---------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 510 |
| Acres | 3940 | 5290 | 5290 | 5290 | 5280 |
| Land100% | 88890 | 98710 | 98710 | 98710 | 98700 |
| Bldg100% | 92830t | 104000t | 104000t | 104000t | 103980t |
| Totl100% | | | | | |
| Cauv100% | | | | | |

| | | |
|------|---------------------------------------|-------------------|
| 2026 | BLACKSTAR STABILITY 319 N WAYNE ST | 2025-06-09 1QC |
| | KENTON OH 43326 | |

| | | | | | |
|------------|---------|---------|---------|---------|--------|
| Tax Value: | | | | | |
| Land 35% | 1380 | 1850 | 1850 | 1850 | 1850 |
| Bldg 35% | 31110 | 34550 | 34550 | 34550 | 34550 |
| Totl 35% | 32490t | 36400t | 36400t | 36400t | 36390t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 1517.72 | 1496.64 | 1583.30 | 1572.86 | |
| Sp-Asmnt | 21.54 | 21.54 | 32.69 | 32.69 | |

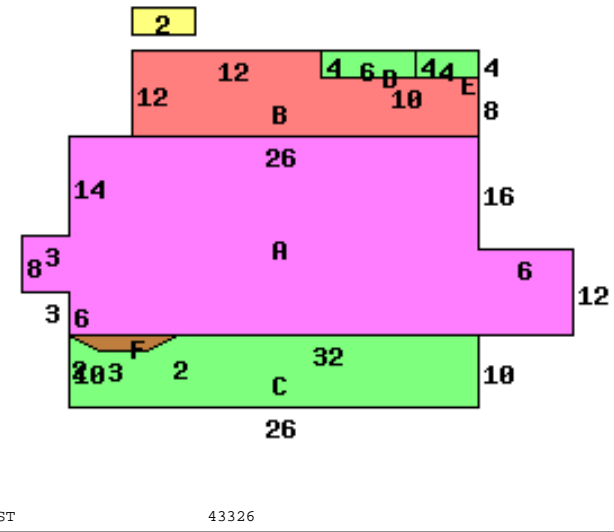
| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 2 B | F | M | | 824 | | | |
| 1 | F/C | A | | 224 | | b | ADDTN |
| | OFF | P | | 260 | 7800 | c | PORCH |
| | OFF | P | | 24 | 960 | d | PORCH |
| | OFF | P | | 16 | 480 | e | PORCH |
| 1 | F/C | A | | 10 | | f | ADDTN |

L/C JULIANA DELAPAZ 5-9-19 \$70,000 AMMENDED 6-18-24

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|---------------------------|---------------|--------|---------|---------|
| 254 | 1 | 2025-06-09 | BLACKSTAR STABILITY | 1QC * | 0 | 5290 | 98710 |
| 229 | 1 | 2024-06-18 | FIRST NATIONAL BANK OF AM | 1QC * | 30480 | 5290 | 98710 |
| 465 | 1 | 2014-10-16 | HARLESS BRAD A & BRENDA | 1WD * | 39000 | 5310 | 72200 |
| 86 | 1 | 2008-02-21 | BALLENGER KELLY | 1QC * | 0 | 5140 | 88110 |
| 85 | 1 | 2008-02-21 | BALLENGER KELLY | 1QC * | 0 | 5140 | 88110 |
| 48 | 1 | 2008-01-29 | KLEIN NANCY E ETAL | 1CT * | 0 | 5140 | 88110 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 1380 | 31110 | 32490 | 1523.24 |
| 2020 | 1380 | 31110 | 32490 | 1323.06 |

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



| Occupancy 1 Single Family | | | | *DWELLING COMPUTATIONS | |
|---------------------------|------------|-------|-------|------------------------|--------|
| Story Height | 2 | | Sq-Ft | Value | |
| Floor Level | Main | FRAME | 1058 | 101780 | |
| | Full Upper | FRAME | 824 | 58490 | |
| | Basement | | 824 | 15410 | |
| | Subtotal | | | 175680 | |
| Shingle | Roof | HIP | | | |
| Plaster/Drywall | P P | | | Plumbing | 1400 |
| Unfinished Wall | X | | | Extra Features | 9240 |
| Floor/Hardwood | X | | | Total Value | 186320 |
| Floor/Carpet | X | | | | |
| Floor/Concrete | X | | | PUB SIDEWALK | |
| Floor/Tile-Lino | L | | | | |
| Number of Rooms | 1 5 3 | | | Neighborhood: | |
| Bedrooms | 3 | | | Code: | 3630 |
| | | | | Dwl/Gar/NC% | 1.0500 |
| Central Heat | A | | | | |
| HOT WATER | | | | | |
| Plumbing | | | | | |
| Standard | 1 | | | | |
| Extra 2 Fixture | 1 | | | | |

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy | Fnc | True |
|------------|----------|-----------|-------|-----------|-----------|----------|-------|-------|
| 1 DWELLING | 2 B F | 14X22 | 1882 | C+ | OLD/AV | .55 | | 96840 |
| 2 Garage | | | 308 | D | OLD/FR | .70 | | 1860 |
| | acres/ | effective | depth | actual | effective | extended | true | |
| front lot | frontage | frontage | depth | factor | rate | value | value | |
| | 40.0000 | 40.00 | 132 | 94 | 140 | 132 | 5280 | 5280 |

| | | | |
|------------|----------------------------|---------|-------------------------|
| Call Back: | Sign: PSN Date: 2015-04-25 | Lister: | 36-680004.0000-v082020R |
|------------|----------------------------|---------|-------------------------|