

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-690134.0000
BB13

COM
2025

sale

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

2022 WESTVIEW ESTATES KENT	2021-08-30
2023 WESTVIEW ESTATES KENT	2021-08-30
2024 WESTVIEW ESTATES KENT	2021-08-30
2025 WESTVIEW ESTATES KENTON	2021-08-30 SHANAFELTS 5TH
1255 W NORTH ST	1QC
KENTON OH 43326	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	415	415	415	415	415
Acres	7.3000	7.3000	7.3000	7.3000	
Land100%	85890	114510	114510	114510	114500
Bldg100%	208660	229460	229460	229460	229450
Totl100%	294540t	343970t	343970t	343970t	343950t
Cauvl00%					
Tax Value:					
Land 35%	30060	40080	40080	40080	40080
Bldg 35%	73030	80310	80310	80310	80310
Totl 35%	103090t	120390t	120390t	120390t	120380t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	5922.68	6498.18	6798.18	6762.64	
Sp-Asmnt	655.28	655.28	517.08	517.08	

366901350000 -142
366901780000 -193
366902030000
366902140000
366901850100

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
383	1	2021-08-30	WESTVIEW ESTATES KENTON I	1QC *	0	85890	208660
592	1	2015-11-12	NARROW GATE DE	1TD	1100000	95340	199060
681	1	1997-12-05	SCANLAND CHARLES E REVOC	1WD *	0	105800	175510

Year	Land	Bldg	Total	Net Tax
2021	30060	73030	103090	5964.56
2020	30060	73030	103090	5332.06

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025



1255 W NORTH 43326

Neighborhood:
Code: 3670
Dwl/Gar/NC% 1.0900

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 MH SITES	* 65 UN	FtxFt	Area	Rate	Grade	Cond	Value	Dpr Dpr
			0	70.60	C	1960AV	458900	.50
site value	1.0000	effective	depth	actual	effective	extended	true	value
site value	6.3000	frontage	depth	rate	rate	value	value	value
				20000		20000	20000	
				15000		94500	94500	

Call Back: Sign: PSN Date: 2015-01-14 Lister: 36-690134.0000-v082020R