

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-690161.0000
G49

RES
2025

sale

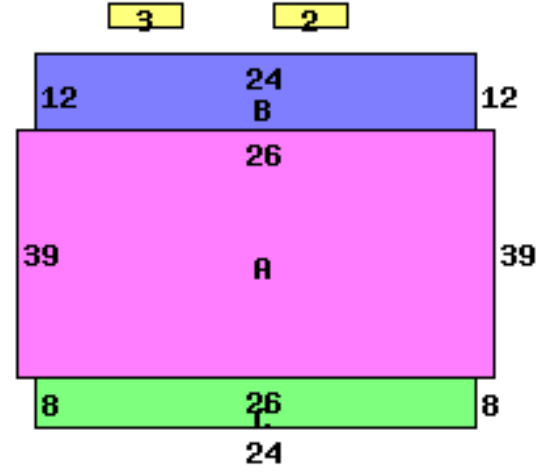
Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

2022 WALLACE MARLANA A	2007-07-02
2023 WALLACE MARLANA A	2007-07-02
2024 WALLACE MARLANA A	2007-07-02
2025 WALLACE MARLANA A	2007-07-02 PROPOSED SHANAFELTS 5TH
963 W CAREY ST	1WD 161
KENTON OH 43326	\$76,500

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4540	6540	6540	6540	6530
Bldg100%	78140	91690	91690	91690	91690
Totl100%	82690t	98230t	98230t	98230t	98220t
Cauv100%					
Tax Value:					
Land 35%	1590	2290	2290	2290	2290
Bldg 35%	27350	32090	32090	32090	32090
Totl 35%	28940t	34380t	34380t	34380t	34380t
Hmstd35%	26820	32230	32230	32230	
Owner Oc	26.02	28.52	28.50	28.42	hmstd 2290 l 29940 b
Hmstd RB					
Net Tax	1325.86	1385.08	1466.94	1457.16	
Sp-Asmnt	21.49	21.49	32.88	32.88	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1014			
	F	G		288	6910	b	GRAGE
	OFF	P		192	5760	c	PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
338	1	2007-07-02	WALLACE MARLANA A	1WD	76500	4540	72660
235	1	1990-03-28		1WD	38500	0	29510
708	1	1988-08-30		1WD	4500	0	9200
Year	Land	Bldg	Total	Net Tax			
2021	1590	27350	28940	1330.78			
2020	1590	27350	28940	1152.26			

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



963 W CAREY ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	Main Subtotal
Shingle	Roof
Plaster/Drywall	X
Floor/Pine	X
Floor/Carpet	X
Number of Rooms	5
Bedrooms	3
Central Heat	A
ELECTRIC	
Plumbing	
Standard	1
Garages and Carports	6910
Extra Features	5760
Total Value	114730
Neighborhood:	
Code:	3670
Dwl/Gar/NC%	1.0900

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1014	Grade	Cond	Value	Dpr	Dpr	Value
2 Garage		28X24	672	C-	1988GD	103260	.24	85540
3 Shed	*PP	8X14	112	C	1991AV	16130	.65	6150
					2020AV	0		0
front lot	acres/	effective	depth	depth	actual	effective	extended	true
	frontage	frontage	depth	factor	rate	rate	value	value
	48.0000	48.00	199	113	120	136	6530	6530