PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-700010.0000 RES
K62 2026

sale

2023 ZUCHETTO ROBERT D & R	2013-11-15	
2024 ZUCHETTO ROBERT D & R	2013-11-15	
2025 ZUCHETTO ROBERT D & R	2013-11-15	
2026 ZUCHETTO ROBERT D & ROS	2013-11-15	LEOFFERTS HRS S E PT 4
715 E FRANKLIN ST	1WD	
	$55,000	
KENTON OH 43326		

2028 SONS TERRY M	2026-06-01	
715 E FRANKLIN ST	1WD	
KENTON OH 43326		

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	9630	9630	9630	9630		9630	11110	11100
Bldg100%	78200	78200	78200	78200		78200	108000	108000
Totl100%	87830t	87830t	87830t	87830t		87830t	119110t	119100t
Cauv100%								
Tax Value:								
Land 35%	3370	3370	3370	3370		3370	3890	3880
Bldg 35%	27370	27370	27370	27370		27370	37800	37800
Totl 35%	30740t	30740t	30740t	30740t		30740t	41690t	41690t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1263.92	1337.10	1328.28	1328.28	1328.28			
Sp-Asmnt	22.73	332.76	31.32	31.32				

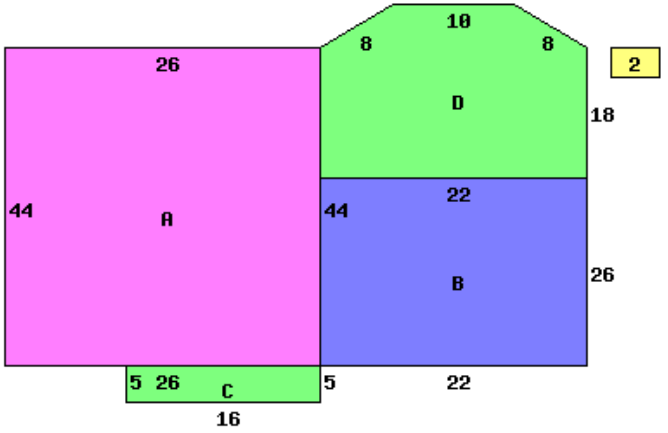
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1144		a	*MAIN
	F2	G		572	13730	b	GRAGE
	OFP	P		80	2400	c	PORCH
	PAT	P		492	1480	d	PORCH

#: 18 L/W
367000180000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
180	1	2026-06-01	SONS TERRY M	1WD	125000	9630	78200
561	1	2013-11-15	ZUCHETTO ROBERT D & ROSE	1WD	55000	9770	66830
472	1	2004-10-13	BOGER ALTA M	1AF *	0	8510	71540
179	1	1998-04-13	BOGER LEROY V & ALTA M	1SD	68000	8940	49370

Year	Land	Bldg	Total	Net Tax
2022	2530	26460	28990	1354.20
2021	2530	26460	28990	1359.16

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



715 E FRANKLIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1144	105580
	Subtotal			105580
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Air Conditioning	2030
Floor/Carpet	X	Plumbing	2100
Number of Rooms	4	Garages and Carports	13730
Bedrooms	2	Extra Features	3880
		Total Value	127320
Central Heat	A		
ELECTRIC		PUB SIDEWALK	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	3630
Extra 3 Fixture	1	Dwl/Gar/NC%	1.4500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		1144		C-	1976AV	114590	.35		108000
2	Shed	*PP	8X14	112			1998AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	74.4800	74.00	130	93	161	150	11100	11100

Call Back: Sign: PSN Date: 2015-12-02 Lister:

36-700010.0000-v082020R