

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-710026.0000
G37

RES
2025

sale

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

2022 WROTEN CONNIE S	2020-08-11
2023 WROTEN CONNIE S	2020-08-11
2024 CRISP CAROL	2023-11-16
2025 CRISP CAROL	2023-11-16 SHANAFELTS 4TH 92
825 W CAREY ST	1WD
KENTON OH 43326	\$154,900

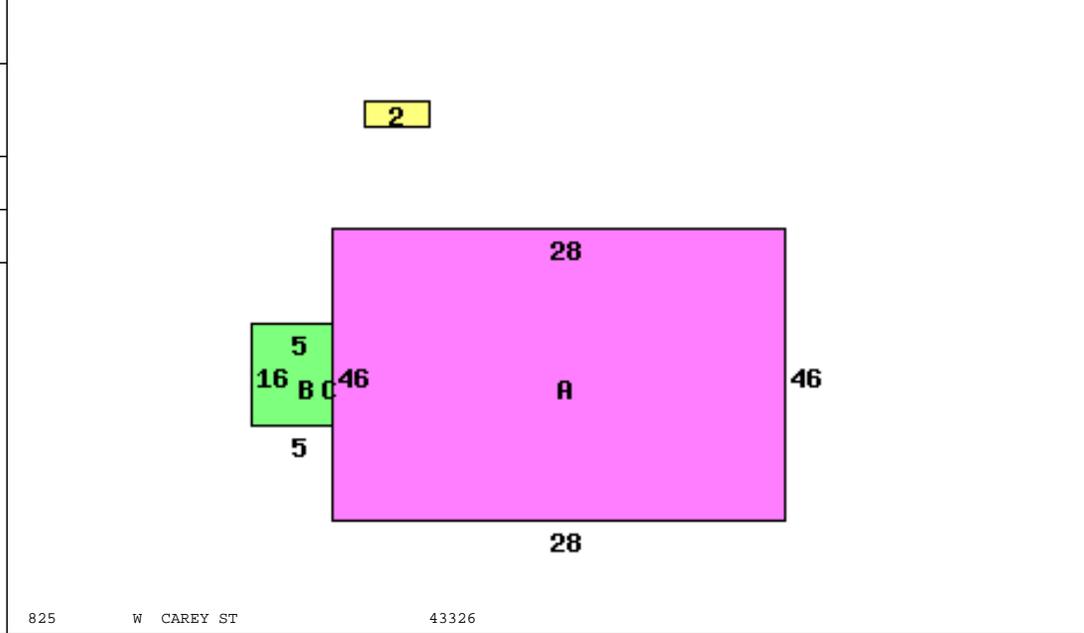
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4540	6540	6540	6540	6530
Bldg100%	88910	98460	98460	98460	98460
Totl100%	93460t	105000t	105000t	105000t	104990t
Cauv100%					
Tax Value:					
Land 35%	1590	2290	2290	2290	2290
Bldg 35%	31120	34460	34460	34460	34460
Totl 35%	32710t	36750t	36750t	36750t	36750t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1528.00	1511.04	1598.52	1588.00	
Sp-Asmnt	21.68	21.68	33.49	33.49	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1288		a	*MAIN
	CAN	P		80	640	b	PORCH
	STP	P		80	320	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
496	1	2023-11-16	CRISP CAROL	1WD	154900	6540	98460
312	1	2020-08-11	WROTEN CONNIE S	1CT *	0	4310	72710
576	1	2018-11-26	JOHNS LESTER	1WD	100000	4310	72710
472	1	2018-11-26	WAGNER JANICE N	1AF *	0	4310	72710
541	1	1999-09-21	WAGNER ROBERT J & JANICE	1WD *	0	4310	24060

Year	Land	Bldg	Total	Net Tax
2021	1590	31120	32710	1533.56
2020	1590	31120	32710	1300.06

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



Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1288	106480
Shingle	106480	
Plaster/Drywall	D	Air Conditioning 2320
Floor/Carpet	X	Plumbing 2100
Number of Rooms	6	Extra Features 960
Bedrooms	3	Total Value 111860
Central Heat	A	PUB PAVED ST/RD
FORCED AIR		PUB ALLEY
Central A/C	A	
Plumbing		Neighborhood:
Standard	1	Code: 3670
Extra 3 Fixture	1	Dwl/Gar/NC% 1.0900

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	28X34	952	D	2013GD	89490	.08	89740
2 Garage				C	1947AV	22850	.65	8720
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
	48.0000	48.00	201	113	120	136	6530	6530