

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-730061.0000
I65

RES
2025

sale

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

2022 ZUCHETTO ROBERT D & R	2001-12-11
2023 ZUCHETTO ROBERT D & R	2001-12-11
2024 ZUCHETTO ROBERT D & R	2001-12-11
2025 ZUCHETTO ROBERT D & ROS	2001-12-11 FOREST HTS PT VAC ALLEY
820 E COOPER ST	1WD 61
KENTON OH 43326	\$55,500

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3940	4460	4460	4460	4470
Bldg100%	54910	75060	75060	75060	75070
Totl100%	58860t	79510t	79510t	79510t	79540t
Cauvl00%					

2027 HOWELL COREY J & TARA L	2026-02-23
820 E COOPER ST	8SD
KENTON OH 43326	

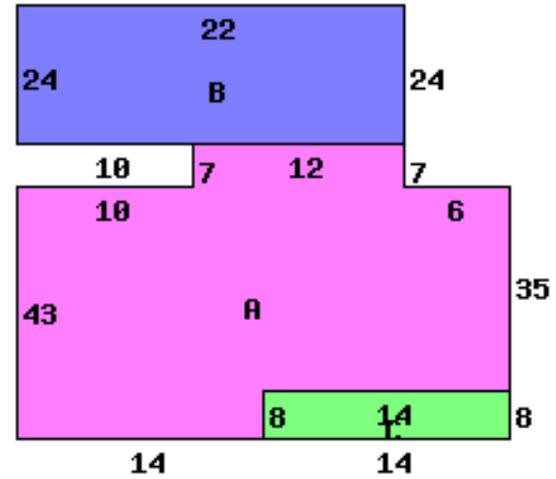
Tax Value:					
Land 35%	1380	1560	1560	1560	1560
Bldg 35%	19220	26270	26270	26270	26270
Totl 35%	20600t	27830t	27830t	27830t	27840t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	962.30	1144.26	1210.52	1202.56	
Sp-Asmnt	21.10	21.10	31.45	31.45	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1176			
	F2	G		528	12670	b	GRAGE
	EFF	P		112	4480	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
56	8	2026-02-23	HOWELL COREY J & TARA L	8SD	720000	4460	75060
669	1	2001-12-11	ZUCHETTO ROBERT D & ROSE	1WD	55500	3540	34110
782	1	1994-08-25	MCKENZIE OKA IRENE	1CT *	0	0	39310
469	1	1993-06-04	MCKENZIE CHARLEY & OKA I	1WD	35000	0	24230
463	1	1993-06-03	MCKENZIE CHARLEY & OKA I	1WD	0	0	24230
749	0	1987-08-31	MCKENZIE CHARLEY & OKA I	1WD *	33175	0	24230
325	0	1987-05-01		*	0	0	26510

Year	Land	Bldg	Total	Net Tax
2021	1380	19220	20600	965.78
2020	1380	19220	20600	838.88

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



820 E COOPER ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS		
Story Height 1	Sq-Ft	Value	
Floor Level	1176	104180	
Shingle	Subtotal	104180	
	Main	FRAME	
	Roof	GABLE	
Plaster/Drywall	P	Air Conditioning	2090
Floor/Hardwood	X	Plumbing	700
Floor/Carpet	X	Garages and Carports	12670
Number of Rooms	5	Extra Features	4480
Bedrooms	3	Total Value	124120
Central Heat	A	PUB ALLEY	
FORCED AIR			
Central A/C	A	Neighborhood:	
Plumbing		Code:	3620
Standard	1	Dwl/Gar/NC%	1.1200
Extra Fixture	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	FtxFt	Area	Grade	Cond	Dpr	Dpr	Value
		1176	1176	C-	OLD/GD	.40		75070
front lot	acres/	effective	depth	depth	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
	43.0000	43.00	115	87	120	104	4470	4470