

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-730120.0000
I53

RES
2025

sale

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

2022 DOWNING CHAD A	2019-08-15	
2023 DOWNING CHAD A	2019-08-15	
2024 DOWNING CHAD A	2019-08-15	
2025 DOWNING CHAD A	2019-08-15	
1104 COOPER ST	2019-08-15 EASTGATE SUB #1 LOT 13	
	LWD	
	\$60,000	
KENTON OH 43326		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	8570	9800	9800	9800	9790
Bldg100%	80310	84460	84460	84460	84460
Totl100%	88890t	94260t	94260t	94260t	94250t
Cauvl00%					
Tax Value:					
Land 35%	3000	3430	3430	3430	3430
Bldg 35%	28110	29560	29560	29560	29560
Totl 35%	31110t	32990t	32990t	32990t	32990t
Hmstd35%					
Owner Oc	30.18	29.20	29.16	29.08	
Hmstd RB					
Net Tax	1423.08	1327.22	1405.82	1396.44	
Sp-Asmnt	21.66	21.66	32.83	32.83	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		918		a	*MAIN
	F	G		384	9220	b	GRAGE
	OFF	P		98	2940	c	PORCH
	DK	P		192	2880	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
349	1	2019-08-15	DOWNING CHAD A	LWD	60000	8170	65430
606	1	2001-11-19	DYER MATILDA M	LDD	49500	8570	55570
470	1	1992-05-21		LUN *	50750	0	9800

Year	Land	Bldg	Total	Net Tax
2021	3000	28110	31110	1428.36
2020	3000	28110	31110	1236.48

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



1104 COOPER ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	918	100540
Shingle	100540	
Plaster/Drywall	X	Garages and Carports 9220
Floor/Carpet	X	Extra Features 5820
Number of Rooms	5	Total Value 115580
Bedrooms	3	
Central Heat	A	PUB PAVED ST/RD
ELECTRIC		Neighborhood:
Plumbing		Code: 3740
Standard	1	Dwl/Gar/NC% 1.1600

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	FtxFt	Area	Grade	Cond	Dpr	Dpr	Value
		918	918	C-	1991FR	.30		84460
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	rate	rate	value	value	
	96.8400	95.00	112	86	120	103	9790	9790