PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-740001.0000 RES
R95 2026

## sale

| | | |
|---|---|---|
| 2023 TAYLOR JAMES I | | 2015-03-20 |
| 2024 TAYLOR JAMES I | | 2015-03-20 |
| 2025 TAYLOR JAMES I | | 2015-03-20 |
| 2026 TAYLOR JAMES I | | 2015-03-20 LONGVIEW HTS 1 |
| 623 SUMMIT ST | | 1QC |
| | | $0 |
| KENTON OH 43326 | | |

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

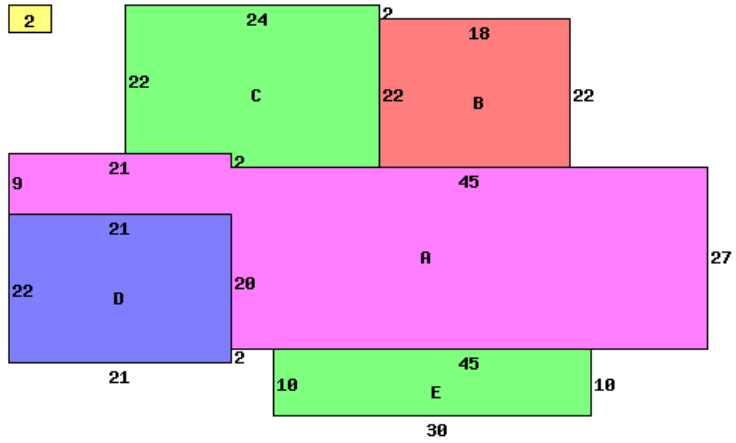
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
|---|---|---|---|---|---|---|---|---|
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 9460 | 9460 | 9460 | 9460 | | 9460 | 10940 | 10930 |
| Bldg100% | 98460 | 98460 | 98460 | 98460 | | 98460 | 135970 | 135960 |
| Totl100% | 107910t | 107910t | 107910t | 107910t | | 107910t | 146910t | 146890t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 3310 | 3310 | 3310 | 3310 | | 3310 | 3830 | 3830 |
| Bldg 35% | 34460 | 34460 | 34460 | 34460 | | 34460 | 47590 | 47590 |
| Totl 35% | 37770t | 37770t | 37770t | 37770t | | 37770t | 51420t | 51410t |
| Hmstd35% | | | | | | | | |
| Owner Oc | 33.42 | 33.40 | 33.30 | 33.30 | 33.30 | | | |
| Hmstd RB | 368.96 | 417.58 | 429.66 | 429.66 | 429.66 | | | |
| Net Tax | 1150.60 | 1191.92 | 1169.10 | 1169.10 | 1169.10 | | | |
| Sp-Asmnt | 28.00 | 24.00 | 27.00 | 27.00 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1404 | | a | *MAIN |
| 1 | F/C | A | | 396 | | b | ADDTN |
| | PAT | P | | 556 | 1670 | c | PORCH |
| | F | G | | 462 | 11090 | d | GRAGE |
| | OFP | P | | 300 | 9000 | e | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 125 | 1 | 2015-03-20 | TAYLOR JAMES I | 1QC * | 0 | 9630 | 71510 |
| 1059 | 0 | 1987-12-22 | | * | 0 | 0 | 56400 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 2490 | 30320 | 32810 | 1100.62 |
| 2021 | 2490 | 30320 | 32810 | 1104.72 |

| project | | ben acres | / % | factor |
|---|---|---|---|---|
| 131 | BLANCHARD RIVER MAINT XA/2025 | | | |
| 235 | KELLOGG #983 - BLANCHARD XA/2025 | | | |
| 500 | HARDIN COUNTY LANDFILL XA/2025 | | | |
| 921 | BLANCHARD RIVER MAINT XA/2023 | | | |
| 306 | BLOOM #1043 - BLANCHARD XA/2025 | | | |




623 SUMMIT ST 43326

Occupancy 1 Single Family *DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1800 | 131380 |
| | Subtotal | | | 131380 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | D | Air Conditioning | 3130 |
| Floor/Carpet | X | Garages and Carports | 11090 |
| Number of Rooms | 7 | Extra Features | 10670 |
| Bedrooms | 3 | Total Value | 156270 |
| Central Heat FORCED AIR | A | PUB PAVED ST/RD | |
| Heat Pump | A | Neighborhood: | |
| Central A/C | A | Code: | 3630 |
| Plumbing Standard | 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 | | 1800 | | C | 1964AV | 156270 | .40 | | 135960 |
| 2 | Shed | *PP F 0 | 10X12 | 120 | | | 1993AV | 0 | | | 0 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | 77.0000 | 77.00 | 118 | 88 | 161 | 142 | 10930 | 10930 |

Call Back: Sign: PSN Date: 2015-01-12 Lister: 36-740001.0000-v082020R