

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-740021.0000
R103

RES
2025

sale

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

2022 MCCULLOUGH MATT	2016-10-19	
2023 MCCULLOUGH MATT	2016-10-19	
2024 MCCULLOUGH MATT	2016-10-19	
2025 MCCULLOUGH MATT	2016-10-19	
420 ORIENTAL ST	2016-10-19	LONGVIEW HTS 21
	LWD	SEE PCL 36-740021.01 FOR
		REST OF SPECIAL ASSESMEN
KENTON OH 43326	\$90,000	

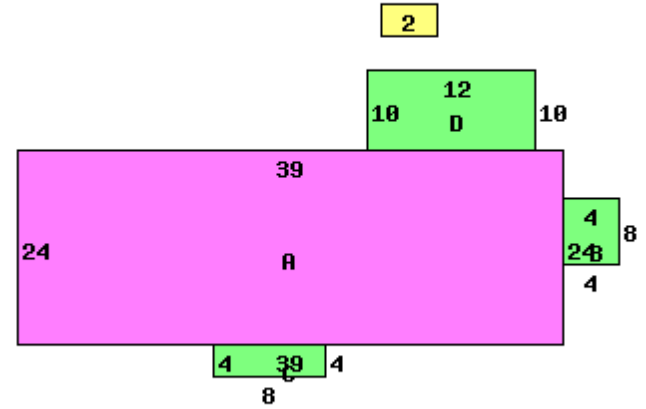
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	7800	10400	10400	10400	10400	10400
Bldg100%	82140	89110	89110	89110	89110	89100
Totl100%	89940t	99510t	99510t	99510t	99510t	99500t
Cauv100%						
Tax Value:						
Land 35%	2730	3640	3640	3640	3640	3640
Bldg 35%	28750	31190	31190	31190	31190	31180
Totl 35%	31480t	34830t	34830t	34830t	34830t	34830t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	1470.52	1432.08	1515.02	1505.02	1505.02	
Sp-Asmnt	30.00	35.50	31.50	34.50		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		936			
	OFF	P		32	960	b	PORCH
	OFF	P		32	960	c	PORCH
	DK	P		120	1800	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
470	1	2016-10-19	MCCULLOUGH MATT	LWD	90000	10570	50940
418	1	2004-07-15	OBER BRENDA L	LWD	85000	9830	41970
163	1	2004-04-01	WHITAKER RICHARD E & REB	L	36500	9830	41970
902	1	1989-10-23		LWD	48398	0	36910

Year	Land	Bldg	Total	Net Tax
2021	2730	28750	31480	1475.90
2020	2730	28750	31480	1281.94

p r o j e c t		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
349	OSBORN-BLANCHARD RIVER			XA/2025



420 ORIENTAL ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
	Sq-Ft	Value
Story Height 1		
Floor Level	Main	FRAME 936 102510
	Basement	936 17480
	Subtotal	119990
Metal	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	D	Extra Features 3720
Unfinished Wall	X	Total Value 123710
Floor/Pine	X	
Floor/Concrete	X	PUB PAVED ST/RD
Number of Rooms	1 4	
Bedrooms	2	Neighborhood:
		Code: 3630
Central Heat	A	Dwl/Gar/NC% 1.0500
FORCED AIR		
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F			Cond	Value	Dpr	Dpr	Value
2 Garage	P 0	24X24	576	C-	111340	.30		81840
				C	2004AV	.50		7260
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
	80.0000	80.00	130	93	140	10400	10400	