PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-740023.0000 RES
R82 2026

## sale

| | | |
|---|---|---|
| 2023 GARDNER THAD ETAL | 2021-03-11 | |
| 2024 GARDNER THAD ETAL | 2021-03-11 | |
| 2025 GARDNER THAD ETAL | 2021-03-11 | |
| 2026 GARDNER THAD ETAL | 2021-03-11 | LONGVIEW HTS 23 |
| 705 E SUMMIT ST | 2QC | |
| | $0 | |
| KENTON OH 43326 | | |

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

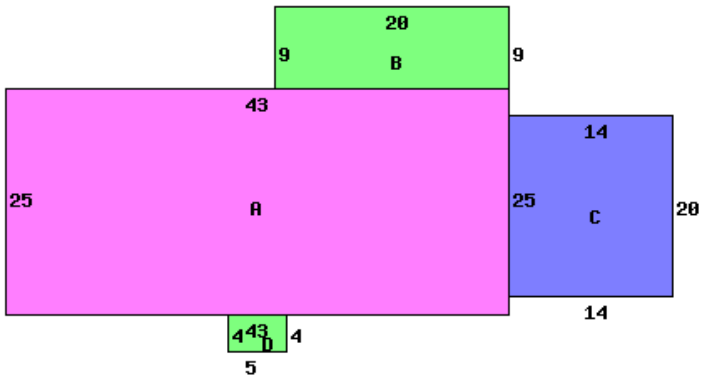
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 10570 | 10570 | 10570 | 10570 | | 10570 | 12200 | 12210 |
| Bldg100% | 74570 | 74570 | 74570 | 74570 | | 74570 | 103000 | 103000 |
| Totl100% | 85140t | 85140t | 85140t | 85140t | | 85140t | 115200t | 115210t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 3700 | 3700 | 3700 | 3700 | | 3700 | 4270 | 4270 |
| Bldg 35% | 26100 | 26100 | 26100 | 26100 | | 26100 | 36050 | 36050 |
| Totl 35% | 29800t | 29800t | 29800t | 29800t | | 29800t | 40320t | 40320t |
| Hmstd35% | | | | | | | | |
| Owner Oc | 26.38 | 26.34 | 26.28 | 26.28 | 26.28 | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1198.90 | 1269.88 | 1261.40 | 1261.40 | 1261.40 | | | |
| Sp-Asmnt | 35.50 | 31.50 | 34.50 | 34.50 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1075 | | a | *MAIN |
| | PAT | P | | 180 | 540 | b | PORCH |
| | F | G | | 280 | 6720 | c | GRAGE |
| | STP | P | | 20 | 80 | d | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 104 | 2 | 2021-03-11 | GARDNER THAD ETAL | 2QC | * | 0 | 7940 | 62110 |
| 102 | 1 | 2021-03-11 | GARDNER THAD ETAL | 1CT | * | 0 | 7940 | 62110 |
| 337 | 1 | 2014-07-02 | GARDNER EDGAR ETAL | 1QC | * | 0 | 10740 | 58510 |
| 555 | 1 | 2004-11-29 | GARDNER ROSE M ETAL | 1CT | * | 0 | 9970 | 42770 |
| 230 | 1 | 1993-03-31 | GARDNER THAD B | 1QC | * | 0 | 0 | 35430 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 2780 | 21740 | 24520 | 1121.64 |
| 2021 | 2780 | 21740 | 24520 | 1125.80 |

| 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 | | | |
| 349 | OSBORN-BLANCHARD RIVER | XA/2025 | | | |




705 E SUMMIT ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1075 | 103420 |
| | Subtotal | | | 103420 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Air Conditioning | 1990 |
| Panelled Wall | X | Garages and Carports | 6720 |
| Floor/Hardwood | X | Extra Features | 620 |
| Floor/Carpet | X | Total Value | 112750 |
| Floor/Tile-Lino | X | | |
| Number of Rooms | 5 | PUB SIDEWALK | |
| Bedrooms | 3 | | |
| | | Neighborhood: | |
| Central Heat | A | Code: | 3630 |
| FORCED AIR | | Dwl/Gar/NC% | 1.4500 |
| Central A/C | A | | |
| Plumbing | | | |
| Standard | 1 | | |

| | 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 | | 1075 | | C | 1953GD | 112750 | .37 | | 103000 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | 86.4000 | 86.00 | 118 | 88 | 161 | 142 | 12210 | 12210 |

Call Back: Sign: PSN Date: 2015-01-12 Lister: