

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-740046.0000
R73

RES
2025

sale

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

2022 OCHIER ROBERTA ETAL	2008-12-08
2023 OCHIER ROBERTA ETAL	2008-12-08
2024 OCHIER ROBERTA ETAL	2008-12-08
2025 OCHIER ROBERTA ETAL	2008-12-08
2025 OCHIER ROBERTA ETAL	2008-12-08 LONGVIEW HTS 46
115 HARDING AVE	1WD
KENTON OH 43326	\$0

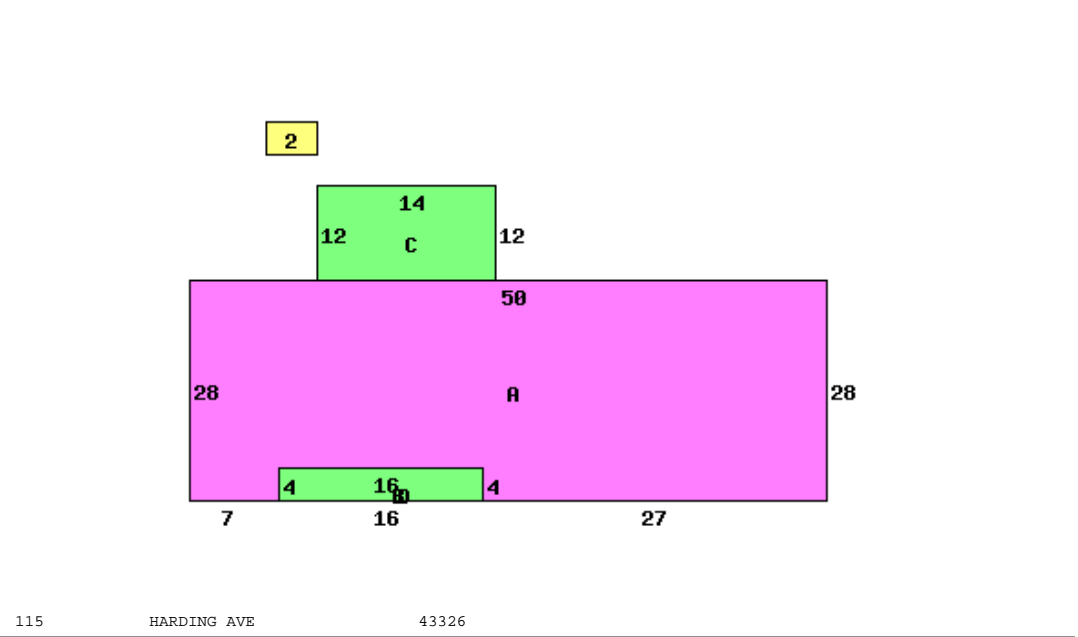
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	7800	10400	10400	10400	10400
Bldg100%	83940	86370	86370	86370	86370
Totl100%	91740t	96770t	96770t	96770t	96770t
Cauvl00%					
Tax Value:					
Land 35%	2730	3640	3640	3640	3640
Bldg 35%	29380	30230	30230	30230	30230
Totl 35%	32110t	33870t	33870t	33870t	33870t
Hmstd35%					
Owner Oc	31.14	29.98	29.94	29.86	
Hmstd RB	400.22	368.96	417.58	429.66	
Net Tax	1068.60	993.68	1025.74	1004.02	
Sp-Asmnt	30.00	35.50	31.50	34.50	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1336			
	RFX	P		64	640	b	PORCH
	EPF	P		168	6720	c	PORCH
	STP	P		64	260	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
446	1	2008-12-08	OCHIER ROBERTA ETAL	1WD *	0	11460	74200

Year	Land	Bldg	Total	Net Tax
2021	2730	29380	32110	1072.58
2020	2730	29380	32110	928.46

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



115 HARDING AVE 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	FRAME 1336 107080
	Subtotal	107080
Shingle	Roof	GABLE
Plaster/Drywall	D	Air Conditioning 2310
Floor/Carpet	X	Plumbing 2100
Floor/Tile-Lino	L	Extra Features 7620
Number of Rooms	5	Total Value 119110
Bedrooms	3	
Central Heat	A	PUB SIDEWALK
ELECTRIC		Neighborhood:
Central A/C	A	Code: 3630
Plumbing		Dwl/Gar/NC% 1.0500
Standard	1	
Extra 3 Fixture	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	24X24	1336	C	1969GD	.35		81290
2 Garage			576	C	1969AV	.65		5080
front lot	80.0000	80.00	130	93	140	130	10400	10400