

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-750003.0000
S10

RES
2023

sale

Eff Rate:- 44.63 — 50.76 — 50.59 — 44.66 — a/r

2020 STEINER SAMANTHA JEAN	2017-07-31
2021 STEINER SAMANTHA JEAN	2017-07-31
2022 CIRCLE R PROPERTIES L	2021-12-07
2023 CIRCLE R PROPERTIES LLC	2021-12-07 RESCH MUSGRAVE 3
115 HESTER ST	1WD SEE 36-750003.01 FOR REST
KENTON OH 43326	\$120,000 SPECIAL ASSESSMENTS 07.1-05-75-003

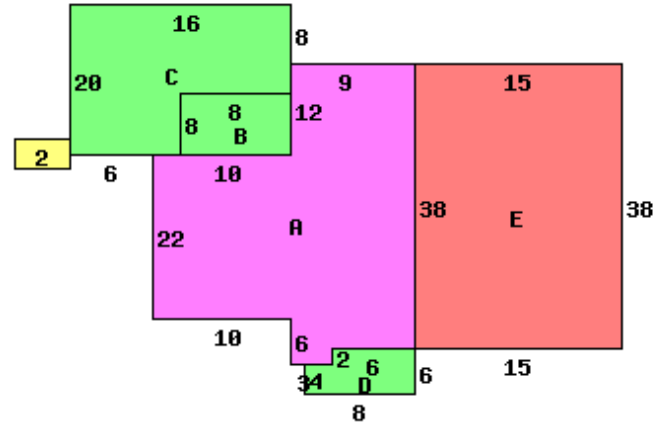
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6710	6710	6710	8940	8930
Bldg100%	70910	70910	70910	83200	83190
Totl100%	77630t	77630t	77630t	92140t	92120t
Cauv100%					
Tax Value:					
Land 35%	2350	2350	2350	3130	3130
Bldg 35%	24820	24820	24820	29120	29120
Totl 35%	27170t	27170t	27170t	32250t	32240t
Hmstd35%					
Owner Oc					
Hmstd RB	1106.42	1273.84	1269.20	1326.02	
Net Tax					
Sp-Asmnt	30.17	30.18	30.17	34.67	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	B	F	M	568			
		STP	P	64	260	b	PORCH
		PAT	P	256	770	c	PORCH
		STP	P	44	180	d	PORCH
		F/C	A	570		e	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
655	1	2021-12-07	CIRCLE R PROPERTIES LLC	1WD	120000	6710	70910
335	1	2017-07-31	STEINER SAMANTHA JEAN	1WD *	0	9090	62140
313	1	2005-05-23	STEINER KIM R	1ED	63000	9140	46740
282	1	2005-05-06	ZUCCHETTO ROBERT D & ROSE	1SH	57650	9140	46740
526	1	2004-08-23	FARTHING EMILY & DOUG	1WD	62403	9140	46740
525	1	1999-09-08	KINNEY BETTY J	1WD	62000	8340	36940

Year	Land	Bldg	Total	Net Tax
2019	2230	20110	22340	879.72
2018	2230	20110	22340	880.62

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2023
500 HARDIN COUNTY LANDFILL			XA/2023
131 BLANCHARD RIVER MAINT			XA/2023
275 CEMETERY #927 - SCIOTO RIVER			XA/2023
921 BLANCHARD RIVER MAINT			XA/2023
349 OSBORN-BLANCHARD RIVER			XA/2023



115 HESTER ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1138	105030
Main	568	10810
Basement		
Subtotal		115840
Shingle	Roof	GABLE
B 1 2 U A		
Plaster/Drywall	X	Fireplaces 2000
Unfinished Wall	X	Air Conditioning 2010
Floor/Carpet	X	Extra Features 1210
Number of Rooms	1 5	Total Value 121060
Bedrooms	2	
Fireplace		PUB PAVED ST/RD
Openings	1	Neighborhood:
Stacks	1	Code: 3630
Central Heat	A	Dwl/Gar/NC% 1.0500
FORCED AIR		
Central A/C	A	
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	1138		C-	1951VG	.30	Dpr	80080
2 Garage		22X16	352	C	1955AV	.65	Dpr	3110
front lot	acres/ frontage	effective frontage	depth	actual factor	effective rate	extended value	true value	
	75.0000	75.00	111	85	140	8930	8930	