PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-750008.0000 RES
S15 2026

## sale

| | | |
|---|---|---|
| 2023 | WILKINSON LINDA M | 2021-09-02 |
| 2024 | WILKINSON LINDA M | 2021-09-02 |
| 2025 | WILKINSON LINDA M | 2021-09-02 |
| 2026 | WILKINSON LINDA M | 2021-09-02 RESCH MUSGRAVE 8-9 |
| | 826 SUMMIT ST | 1WD SEE 36-750008.01 FOR REST |
| | | $156,000 OF SPECIAL ASSESSMENTS |
| | KENTON OH 43326 | |

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

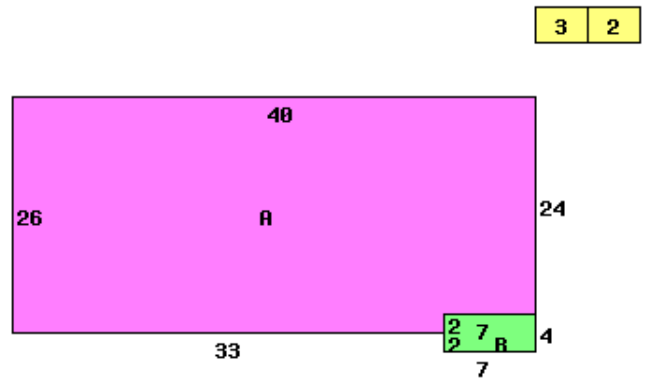
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 8340 | 8340 | 8340 | 8340 | | 8340 | 9600 | 9590 |
| Bldg100% | 104460 | 104460 | 104460 | 104460 | | 104460 | 143940 | 143950 |
| Totl100% | 112800t | 112800t | 112800t | 112800t | | 112800t | 153540t | 153540t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 2920 | 2920 | 2920 | 2920 | | 2920 | 3360 | 3360 |
| Bldg 35% | 36560 | 36560 | 36560 | 36560 | | 36560 | 50380 | 50380 |
| Totl 35% | 39480t | 39480t | 39480t | 39480t | | 39480t | 53740t | 53740t |
| Hmstd35% | | | 39180 | 39180 | | 39180 | 53440 | |
| Owner Oc | 34.94 | 34.90 | 34.54 | 34.54 | 34.54 | hmstd 2920 l | 36260 b | |
| Hmstd RB | 368.96 | 417.58 | 429.66 | 429.66 | 429.66 | | | |
| Net Tax | 1219.38 | 1264.80 | 1241.76 | 1241.76 | 1241.76 | | | |
| Sp-Asmnt | 34.70 | 46.10 | 49.10 | 49.10 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 B | F | M | | 1026 | | a | *MAIN |
| | OFP | P | | 28 | 840 | b | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 458 | 1 | 2021-09-02 | WILKINSON LINDA M | 1WD | * | 156000 | 6260 | 72290 |
| 428 | 1 | 2008-08-27 | SAMS DARA E | 1WD | * | 47500 | 8630 | 59570 |
| 310 | 1 | 2008-06-19 | FEDERAL NATIONAL MORTGAG | 1DD | * | 70000 | 8630 | 59570 |
| 430 | 1 | 2006-07-11 | BUFFKIN WILLIAM K | 1WD | | 82400 | 8630 | 59570 |
| 686 | 1 | 2005-10-13 | ZUCHETTO ROBERT D & ROSE | 1WD | | 50000 | 7830 | 46910 |
| 378 | 1 | 2005-10-03 | COLLIER CATHY ETAL | 1CT | * | 0 | 7830 | 46910 |
| 503 | 1 | 2000-11-21 | JOHNSON ALICE W | 1CT | * | 0 | 7860 | 44890 |
| 934 | 1 | 1992-10-08 | | 1FD | * | 41000 | 0 | 35110 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 2190 | 25300 | 27490 | 857.26 |
| 2021 | 2190 | 25300 | 27490 | 1262.18 |

| 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 | | | |
| 902 | MAIN DISTRICT CONSERVANCY | XA/2025 | | | |
| 306 | BLOOM #1043 - BLANCHARD | XA/2025 | | | |
| 349 | OSBORN-BLANCHARD RIVER | XA/2025 | | | |




826 SUMMIT ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1026 | 103270 |
| | Basement | | 1026 | 19130 |
| | Subtotal | | | 122400 |
| Metal | Roof | GABLE | | |

B 1 2 U A

| | | | | |
|---|---|---|---|---|
| Plaster/Drywall | | D | Air Conditioning | 1800 |
| Unfinished Wall | X | | Extra Features | 840 |
| Floor/Hardwood | | X | Total Value | 125040 |
| Floor/Carpet | | X | | |
| Floor/Tile-Lino | | L | PUB PAVED ST/RD | |
| Number of Rooms | | 5 | | |
| Bedrooms | | 3 | Neighborhood: | |
| | | | Code: | 3630 |
| Central Heat | | A | Dwl/Gar/NC% | 1.4500 |
| FORCED AIR | | | | |
| 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 B F | | 1026 | | C- | 1954GD | 112540 | .37 | -.35 | 138790 |
| 2 | Garage | | 14X22 | 308 | | C | 1954GD | 7390 | .60 | | 4290 |
| 3 | P | PAT0 | 9X22 | 198 | | C | 1954GD | 590 | .60 | | 240 |
| 4 | P | CAN | 9X22 | 198 | | C | 1954GD | 1580 | .60 | | 630 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | 67.0000 | 70.00 | 110 | 85 | 161 | 137 | 9590 | 9590 |

Call Back: Sign: PSN Date: 2014-12-02 Lister:

36-750008.0000-v082020R