

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-760004.0000
TT29

RES
2025

sale

2022 JCL FAMILY FARMS LTD	2014-01-10
2023 JCL FAMILY FARMS LTD	2014-01-10
2024 JCL FAMILY FARMS LTD	2014-01-10
2025 JCL FAMILY FARMS LTD	2014-01-10 RE PUGHS RESUB ALL 4 & PT
676 N HIGH ST	26 3 3-4
KENTON OH 43326	\$0

Eff Rate:-	50.59	44.66	47.03	47.03	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	15260	15540	15540	15540	15550
Land100%	77830	104600	104600	104600	104600
Bldg100%	93090t	120140t	120140t	120140t	120150t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	5340	5440	5440	5440	5440
Bldg 35%	27240	36610	36610	36610	36610
Totl 35%	32580t	42050t	42050t	42050t	42050t
Hmstd35%					
Owner 0c					
Hmstd RB					
Net Tax	1521.94	1728.94	1829.06		
Sp-Asmnt	27.00	39.00	27.00		

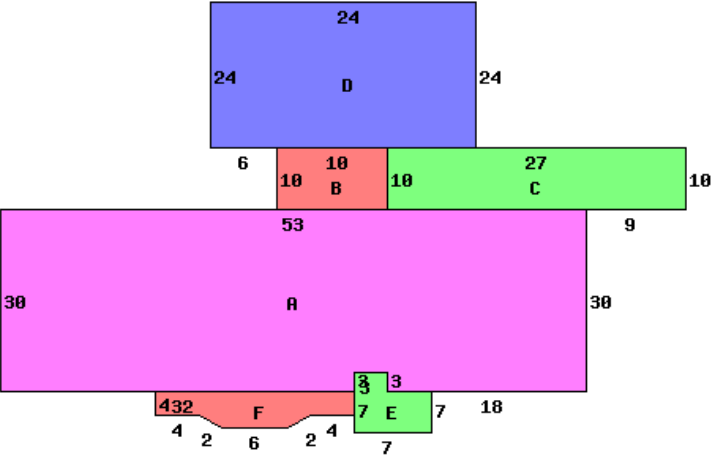
SHB+ 1 A	CONS F/C	TYPE M	FACT	SQ-FT 1581	VALUE	a *MAIN
1	F/C	A		100		b ADDTN
	PAT	P		270	810	c PORCH
	F2	G		576	13820	d GRAGE
1	STP	P		58	230	e PORCH
	F/C	A		88		f ADDTN

#: 6 & 7, L/W
gas fireplace
367600060000
367600070000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
5	26	2014-01-10	JCL FAMILY FARMS LTD	26 *	0	15540	45030
80	1	2012-03-05	LAYMAN CYNTHIA M & JAN D	1SD *	0	15540	45030
517	1	2011-12-19	SECRETARY OF HOUSING & UR	1WD *	0	15540	45030
415	1	2011-09-23	J P MORGAN CHASE BANK	1SH *	36000	17890	43570
617	1	2000-10-23	MCKENZIE CHARLES E & CAR	1SD	111000	15260	38060
38	1	1997-01-22	SMITH RICHARD A & PAULIN	10C *	0	13090	50460
28	1	1997-01-22	SMITH RICHARD A & PAULIN	10C *	0	13090	50460
894	1	1992-09-24		10N *	0	0	59030
718	1	1991-09-10		1UN *	0	0	59030
395	0	1988-06-01		1UN *	0	0	59030

Year	Land	Bldg	Total	Net Tax
2021	5340	27240	32580	1527.46
2020	5340	27240	32580	1326.74

p r o j e c t		ben acres	/ %	factor
131	BLANCHARD RIVER MAINT			XA/2025
500	HARDIN COUNTY LANDFILL			XA/2025
921	BLANCHARD RIVER MAINT			XA/2023
235	KELLOGG #983 - BLANCHARD			XA/2025



676 N HIGH ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level			
Main	FRAME	1769	129120
Qtr Story	FRAME	1581	5820
Subtotal			134940
Metal	Roof	GABLE	
Plaster/Drywall	B 1 2 U A		
Unfinished Wall	D		
Floor/Hardwood	X		
Floor/Pine	X		
Floor/Carpet	X		
Number of Rooms	5		
Bedrooms	2		
Central Heat	A		
HOT WATER			
Central A/C	A		
Plumbing			
Standard	1		
Extra 2 Fixture	1		
Air Conditioning		3080	
Plumbing		1400	
Garages and Carports		13820	
Extra Features		1040	
Total Value			154280
PUB ELECTRIC			
PUB GAS			
PUB WATER			
PUB SEWER			
PUB PAVED ST/RD			
Neighborhood:			
Code:		3640	
Dwl/Gar/NC%		1.1300	

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 AF/C	FtxFt	1769	Rate	C	Cond	Value	Dpr	Dpr	Value
						OLD/GD	154280	.40		104600
front lot	acres/	effective	depth	depth	actual	effective	extended	true		
	frontage	frontage	factor	factor	rate	rate	value	value		
	101.0000	101.00	140	96	160	154	15550	15550		