PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-780025.0000 RES
T39 2025

sale

2022 SCHWARTZ THANE A & AM	2019-08-06	
2023 DAVIS MEGAN J & LINDY	2022-09-26	
2024 DAVIS MEGAN J & LINDY	2022-09-26	
2025 DAVIS MEGAN J & LINDY D	2022-09-26	GREEN MEADOWS 25
103 LARK LANE	1SD	SEE 36-780025.01 FOR REST
	$225,100	OF SPECIAL ASSESSMENTS
KENTON OH 43326		

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

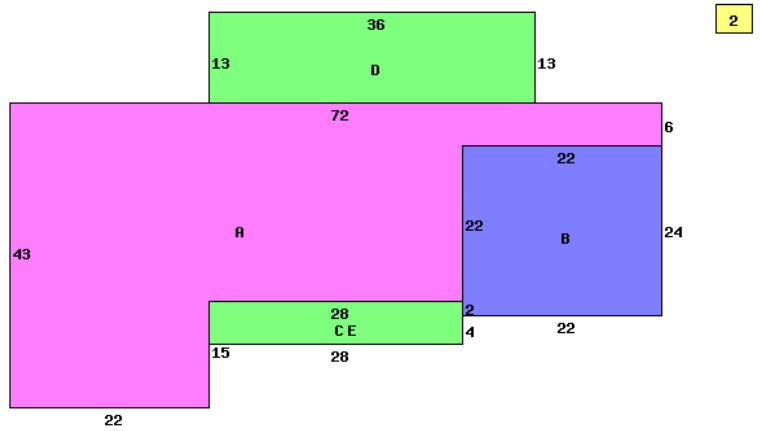
	2022	2023	2024	2025	CAMA
Tax Year					
Prop Cls	510	510	510	510	510
Acres					
Land100%	15030	17110	17110	17110	17100
Bldg100%	89970	151030	151030	151030	151030
Totl100%	105000t	168140t	168140t	168140t	168130t
Cauv100%					
Tax Value:					
Land 35%	5260	5990	5990	5990	5990
Bldg 35%	31490	52860	52860	52860	52860
Totl 35%	36750t	58850t	58850t	58850t	58850t
Hmstd35%					
Owner Oc	35.66			51.88	
Hmstd RB					
Net Tax	1681.06	2419.72	2559.82	2491.06	
Sp-Asmnt	21.00	25.00	21.00	24.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1862		a	*MAIN
	F2	G		528	12670	b	GRAGE
	CAN	P		168	1340	c	PORCH
	DK	P		468	7020	d	PORCH
	STP	P		168	670	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
508	1	2022-09-26	DAVIS MEGAN J & LINDY D H	1SD		225100	15030	89970
330	1	2019-08-06	SCHWARTZ THANE A & AMBER	1SD		170000	14310	73940
45	1	2019-02-19	DOUGLAS MARTIN D & JENNA	1WD	*	0	14310	73940
441	1	2018-11-02	SECRETARY OF VETERANS AFF	1WD	*	0	14310	73940
440	1	2018-11-02	PHH MORTGAGE CORP	1WD	*	0	14310	73940
309	1	2018-08-03	MARTINO ANGELA L	1CT	*	0	14310	73940
487	1	2000-08-18	MARTINO MICHAEL L	1FD		95000	10830	61570
1030	1	1992-11-06		1CT	*	0	0	66000

Year	Land	Bldg	Total	Net Tax
2021	5260	31490	36750	1687.32
2020	5260	31490	36750	1460.62

project			ben acres	/ %	factor
921	BLANCHARD RIVER MAINT	XA/2023			
500	HARDIN COUNTY LANDFILL	XA/2025			
131	BLANCHARD RIVER MAINT	XA/2025			
235	KELLOGG #983 - BLANCHARD	XA/2025			



103 LARK LN 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1862	131790
	Subtotal			131790
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Fireplaces	2000
Floor/Pine	X	Air Conditioning	3260
Floor/Carpet	X	Plumbing	2100
Number of Rooms	7	Garages and Carports	12670
Bedrooms	3	Extra Features	9030
		Total Value	160850
Fireplace			
Openings	1	PUB PAVED ST/RD	
Stacks	1		
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3660
Central A/C	A	Dwl/Gar/NC%	1.0700
Plumbing			
Standard	1		
Extra 3 Fixture	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		1862		C	1969GD	160850	.35	-.35	151030
2	Shed	*PP F 0	10X12	120			1992AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	101.8000	100.00	138	95	180	171	17100	17100

Call Back: Sign: PSN Date: 2015-02-23 Lister:

36-780025.0000-v082020R