

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-110044.0000
EE61

RES
2025

sale

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

2022	BMAR HOLDINGS LLC	2013-09-17	
2023	BMAR HOLDINGS LLC	2013-09-17	
2024	BMAR HOLDINGS LLC	2013-09-17	
2025	BMAR HOLDINGS LLC	2013-09-17	SCHNEIDERS 6
	825 S DETROIT ST	1DD	SEE PARCEL 06-110044.0100
	KENTON OH 43326		FOR REST OF SPECIAL ASSES
		\$15,000	

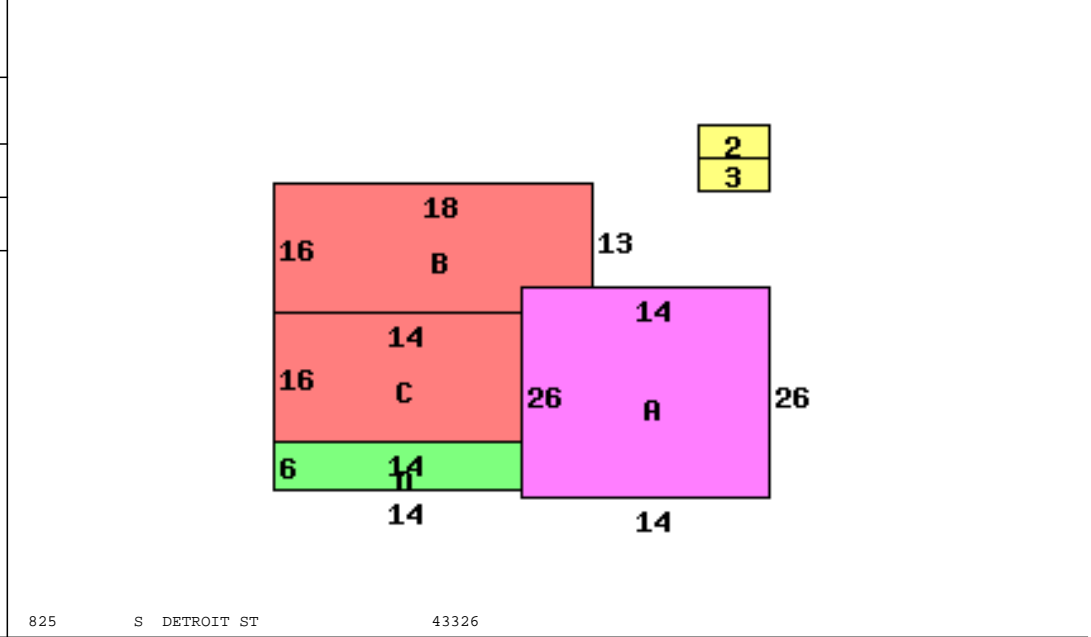
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4310	6170	6170	6170	6160
Bldg100%	40170	51400	51400	51400	51410
Totl100%	44490t	57570t	57570t	57570t	57570t
Cauv100%					
Tax Value:					
Land 35%	1510	2160	2160	2160	2160
Bldg 35%	14060	17990	17990	17990	17990
Totl 35%	15570t	20150t	20150t	20150t	20150t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	727.32	828.52	876.46	870.68	
Sp-Asmnt	88.33	385.23	93.06	30.05	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		364		a	*MAIN
1	F/C	A		276		b	ADDTN
1	A	F/C	A	224		c	ADDTN
	OFF	P		84	2520	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
448	1	2013-09-17	BMAR HOLDINGS LLC	1DD *	15000	4540	34890
66	1	2000-01-31	REA KEVIN J & A DARLENE	1WD	25000	4400	29230
18	1	1992-01-07		1UN *	0	0	19310

Year	Land	Bldg	Total	Net Tax
2021	1510	14060	15570	729.98
2020	1510	14060	15570	634.04

project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			
500 HARDIN COUNTY LANDFILL			



Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1H	Sq-Ft	Value
Floor Level		
Main	FRAME	864 98480
Part Upper	FRAME	364 20600
Qtr Story	FRAME	224 990
Subtotal		120070
Metal	Roof	GABLE
Panelled Wall	X X	Heating -480
Unfinished Wall	X	Extra Features 2520
Floor/Carpet	X X	Total Value 122110
Floor/Tile-Lino	L	
Number of Rooms	6 2 1	PUB SIDEWALK
Bedrooms	1 2	
Central Heat	X	Neighborhood:
FORCED AIR		Code: 3600
Plumbing		Dwl/Gar/NC% .9700
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1H F/C	1228	Grade	Cond	Value	Dpr	Dpr	Value
2 Garage		22X24 528	C-	OLD/AV	10990	.55		47970
3 P	*NV PATO	12X24 288	D	1960AV	10140	.65		3440
				1960AV	0			0
front lot	acres/ frontage	effective frontage	depth	depth actual	effective rate	extended rate	value	true value
		54.00	136	95	120	114	6160	6160

Call Back: Sign: PSN Date: 2014-12-19 Lister: 06-110044.0000-v082020R