

PLEASANT TWP
KENTON SD

00320

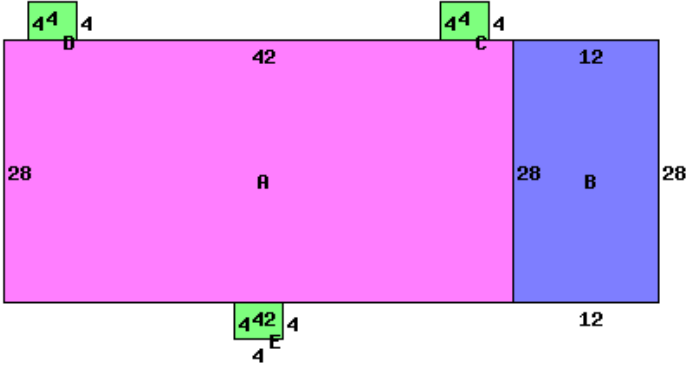
Hardin County, Ohio
Michael T. Bacon, Auditor

33-392002.0000
L50

RES
2025

sale		Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r	
2022 BMAR HOLDINGS LLC	2017-10-17	Tax Year	2022 2023 2024 2025 2025
2023 BMAR HOLDINGS LLC	2017-10-17	Prop Cls	510 510 510 510 510
2024 BMAR HOLDINGS LLC	2017-10-17	Acres	.4600 .4600 .4600 .4600 .4600
2025 BILLENSTEIN JESSICA	2024-10-15 PT NE 1/4 FRAC 2 .459A	Land100%	11860 13600 13600 13600 13600
16696 CR 144	1WD	Bldg100%	71260 89860 89860 89860 89860
KENTON OH 43326	\$100,000	Totl100%	83110t 103460t 103460t 103460t 103460t
		Cauv100%	
		Tax Value:	
		Land 35%	4150 4760 4760 4760 4760
		Bldg 35%	24940 31450 31450 31450 31450
		Totl 35%	29090t 36210t 36210t 36210t 36210t
		Hmstd35%	
		Owner 0c	
		Hmstd RB	
		Net Tax	1333.08 1449.68 1535.92 1534.48 1534.48
		Sp-Asmnt	24.10 24.10 33.89 33.89

SHB+ 1	CONS B/C B STP STP STP	TYPE M G P P	FACT	SQ-FT 1176 336 16 16 16	VALUE 9410 60 60 60	a b c d e	*MAIN GRAGE PORCH PORCH PORCH	
Sale# 451 454	#p 1 1	sale date 2024-10-15 2017-10-17	To BILLENSTEIN JESSICA BMAR HOLDINGS LLC	Type/Invalid? 1WD 1SD	Invalid? * *	Sale\$ 100000 0	co:land 13600 7460	co:bldg 89860 65570
Year 2021 2020	Land 4150 4150	Bldg 24940 24940	Total 29090 29090	Net Tax 1338.04 1158.80				
p r o j e c t								
902	MAIN DISTRICT	CONSERVANCY		XA/2025	ben acres / % factor			
500	HARDIN COUNTY	LANDFILL		XA/2025				
159	MOREY -	SCIOTO		XA/2025				



Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height 1	Main	Sq-Ft	Value
Floor Level	BRICK	1176	114610
Metal	HIP		114610
Plaster/Drywall	B 1 2 U A		
Floor/Hardwood	D	Garages and Carports	9410
Floor/Carpet	X	Extra Features	180
Floor/Tile-Lino	X	Total Value	124200
Number of Rooms	7	PUB ELECTRIC	
Bedrooms	3	PUB GAS	
Central Heat	A	PRIV WATER	
FORCED AIR		PRIV SEWER	
Plumbing		PUB PAVED ST/RD	
Standard	1	Neighborhood:	
		Code:	3300
		Dwl/Gar/NC%	1.7000

Bldg Type 1 DWELLING	SHB+Cons 1 B/C	DixHt FtxFt	Area 1176	Unit Rate	Grade C-	Blt/Renov Cond 1963AV	Replace Value 111780	Phy Dpr .40	Fnc Dpr	True Value 114020
front lot	acres/ frontage	effective frontage	depth 200	depth factor 113	actual rate 138	effective rate 156	extended value 15600	true value 15600		

Call Back:

Sign: PSN Date: 2015-08-17 Lister:

33-392002.0000-v082020R