

PLEASANT TWP  
KENTON CORP

00350

REAL PROPERTY RECORD

Hardin County, Ohio  
Michael T. Bacon, Auditor

03:48 PM

36-030021.0000  
N38

COM  
2025

|                             |  |            |            |  |  |  |       |       |       |       |       |
|-----------------------------|--|------------|------------|--|--|--|-------|-------|-------|-------|-------|
| 2022 CAN-VAN PROPERTIES LL  |  | 2011-03-11 | Tax Year   |  |  |  | 2022  | 2023  | 2024  | 2025  | CAMA  |
| 2023 CAN-VAN PROPERTIES LL  |  | 2011-03-11 | Prop Cls   |  |  |  | 400   | 400   | 400   | 400   | 400   |
| 2024 CAN-VAN PROPERTIES LL  |  | 2011-03-11 | Acres      |  |  |  |       |       |       |       |       |
| 2025 CAN-VAN PROPERTIES LLC |  | 2011-03-11 | Land100%   |  |  |  | 4510  | 4290  | 4290  | 4290  | 4290  |
| 116 E COLUMBUS REAR ST      |  | 2WD        | Bldg100%   |  |  |  |       |       |       | 0     |       |
| KENTON OH 43326             |  | \$26,000   | Totl100%   |  |  |  | 4510t | 4290t | 4290t | 4290t | 4290t |
|                             |  |            | Cauv100%   |  |  |  |       |       |       |       |       |
|                             |  |            | Tax Value: |  |  |  |       |       |       |       |       |
|                             |  |            | Land 35%   |  |  |  | 1580  | 1500  | 1500  | 1500  | 1500  |
|                             |  |            | Bldg 35%   |  |  |  |       |       |       |       | 0     |
|                             |  |            | Totl 35%   |  |  |  | 1580t | 1500t | 1500t | 1500t | 1500t |
|                             |  |            | Hmstd35%   |  |  |  |       |       |       |       |       |
|                             |  |            | Owner 0c   |  |  |  |       |       |       |       |       |
|                             |  |            | Hmstd RB   |  |  |  |       |       |       |       |       |
|                             |  |            | Net Tax    |  |  |  | 90.78 | 80.96 | 84.72 | 84.26 |       |
|                             |  |            | Sp-Asmnt   |  |  |  | 2.10  | 2.10  | 6.40  | 6.40  |       |

|                               |      |            |                          |               |           |         |         |
|-------------------------------|------|------------|--------------------------|---------------|-----------|---------|---------|
| Sale#                         | #p   | sale date  | To                       | Type/Invalid? | Sale\$    | co:land | co:bldg |
| 94                            | 2    | 2011-03-11 | CAN-VAN PROPERTIES LLC   | 2WD           | 26000     | 5710    | 0       |
| 112                           | 3    | 2009-04-22 | CORNELL GERTRUDE I       | 3AF *         | 0         | 5710    | 0       |
| 421                           | 3    | 2004-09-14 | CORNELL HAROLD L & GERTR | 30C *         | 0         | 5710    | 0       |
| 420                           | 3    | 2004-09-14 | HANNA DANE M             | 3WD *         | 0         | 5710    | 0       |
| Year                          | Land | Bldg       | Total                    | Net Tax       |           |         |         |
| 2021                          | 1580 | 0          | 1580                     | 91.42         |           |         |         |
| 2020                          | 1580 | 0          | 1580                     | 81.72         |           |         |         |
| p r o j e c t                 |      |            |                          |               | ben acres | / %     | factor  |
| 902 MAIN DISTRICT CONSERVANCY |      |            |                          |               | XA/2025   |         |         |

116 E COLUMBUS ST (REAR) 43326

|               |        |                                    |           |       |        |        |           |          |       |
|---------------|--------|------------------------------------|-----------|-------|--------|--------|-----------|----------|-------|
| PUB ALLEY     |        |                                    |           |       |        |        |           |          |       |
| Neighborhood: |        | acres/                             | effective | depth | depth  | actual | effective | extended | true  |
| Code:         | 3630   | frontage                           | frontage  |       | factor | rate   | rate      | value    | value |
| Dwl/Gar/NC%   | 1.0500 | rear lot                           | 33.00     | 70    | 65     | 200    | 130       | 4290     | 4290  |
| Call Back:    |        | Sign: PSN Date: 2014-12-17 Lister: |           |       |        |        |           |          |       |