PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-050011.0000 COM
N40 2026

sale

2023 NEELKANTH 11 INVESTME	2019-11-21	
2024 NEELKANTH 11 INVESTME	2019-11-21	
2025 NEELKANTH 11 INVESTME	2019-11-21	
2026 NEELKANTH 11 INVESTMENT	2019-11-21	ORIG S 1/2 77
E COLUMBUS	2WD	
	$140,000	

Eff Rate: – 53.98 — 56.47 — 56.17 — 56.17 — a/r

Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	456	456	456	456	456	456	456
Acres							
Land100%	19540	19540	19540	19540	19540	23460	23450
Bldg100%	3740	3740	3740	3740	3740	4510	4500
Totl100%	23290t	23290t	23290t	23290t	23290t	27970t	27950t
Cauv100%							
Tax Value:							
Land 35%	6840	6840	6840	6840	6840	8210	8210
Bldg 35%	1310	1310	1310	1310	1310	1580	1580
Totl 35%	8150t	8150t	8150t	8150t	8150t	9790t	9780t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	439.92	460.22	457.82	457.82			
Sp-Asmnt	2.53	8.19	8.19	8.19			

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
526	2	2019-11-21	NEELKANTH 11 INVESTMENTS	2WD	140000	19540	3740
284	1	1993-04-15	LND INVESTMENT CORP	1WD	35000	0	30910
76	0	1988-02-04		*	18000	0	30910

Year	Land	Bldg	Total	Net Tax
2022	7180	1310	8490	487.76
2021	7180	1310	8490	491.22

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

E COLUMBUS

PUB SIDEWALK

Neighborhood:
Code: 4444
Dwl/Gar/NC% 1.2000
lot/hmsite% 1.2000
res-ag:lnd% 1.2000
ag-t:c/p/w% 1.2000
ag-t:other% 1.2000
ag:outbldg% 1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Paving			5000	1.80	C	2004AV	7500	.50		4500

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		66.00	83	74	400	296	19540	23450

Call Back: Sign: PSN Date: 2014-12-17 Lister:

36-050011.0000-v082020R