PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-140028.0000 COM
B07 2026

sale

2023 BRIM THOMAS E & CAROL	2016-02-29	
2024 BRIM THOMAS E & CAROL	2016-02-29	
2025 BRIM THOMAS E & CAROL	2016-02-29	
2026 BRIM THOMAS E & CAROLYN S LEIGHTON	2016-02-29 LEIGHTONS 1ST PT VAC 2WD ALLEY 1 PT 2 & 3-8	
	$0	

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

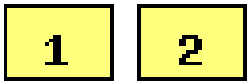
Tax Year	2023	2024	2025	2026	2026	2027	CAMA
Prop Cls	499	499	499	499	499	499	499
Acres	3.6100	3.6100	3.6100	3.6100			
Land100%	21800	21800	21800	21800	21800	26170	26160
Bldg100%	35140	35140	35140	35140	35140	42170	42170
Totl100%	56940t	56940t	56940t	56940t	56940t	68340t	68330t
Cauv100%							
Tax Value:							
Land 35%	7630	7630	7630	7630	7630	9160	9160
Bldg 35%	12300	12300	12300	12300	12300	14760	14760
Totl 35%	19930t	19930t	19930t	19930t	19930t	23920t	23920t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	1075.74	1125.40	1119.52	1119.52			
Sp-Asmnt	19.31	12.35	12.35	12.35			

361400240000 -027
361400290000 -031
361400330000
361400340000
361400420000
361400430000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
72	2	2016-02-29	BRIM THOMAS E & CAROLYN	2WD *	0	9490	0
242	2	1997-05-02	BRIM THOMAS	2WD	50000	36110	0

Year	Land	Bldg	Total	Net Tax
2022	7920	10860	18780	1078.94
2021	7920	10860	18780	1086.58

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



233 S LEIGHTON

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	CELLBLDG		12X24	288	144.00	C	2015AV	34560	.10		37320
2	FENCE 6'			404	14.10	C	2015AV	4750	.15		4850

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
site value	3.3600				5000		16800	20160
site value	.2500				20000		5000	6000

Call Back: Sign: PSN Date: 2016-02-08 Lister: 36-140028.0000-v082020R