

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-240002.0000
H33

RES
2025

sale

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

2022	BMAR HOLDINGS LLC	2014-03-31	
2023	BMAR HOLDINGS LLC	2014-03-31	
2024	BMAR HOLDINGS LLC	2014-03-31	
2025	BMAR HOLDINGS LLC	2014-03-31	MOORES 18
	340 N CENTER REAR ST		LWD
	KENTON OH 43326		\$15,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	560	560	560	560	560
Acres					
Land100%	4970	4740	4740	4740	4730
Bldg100%	18000	58430	58430	58430	58430
Totl100%	22970t	63170t	63170t	63170t	63160t
Cauvl00%					

2026	DUNSON RICKY A & VICKIE	2025-03-20	
	340 N CENTER REAR ST		LSD
	KENTON OH 43326		

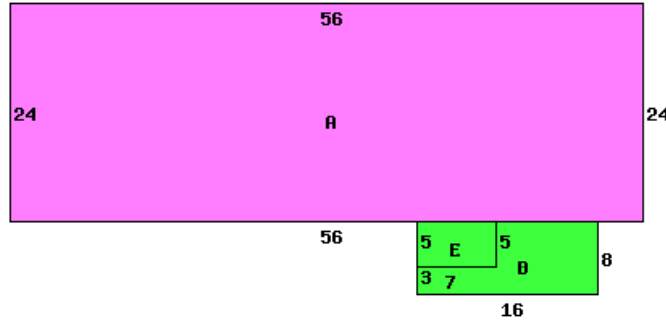
Tax Value:					
Land 35%	1740	1660	1660	1660	1660
Bldg 35%	6300	20450	20450	20450	20450
Totl 35%	8040t	22110t	22110t	22110t	22110t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	375.58	909.10	961.72	955.38	
Sp-Asmnt	624.85	38.43	47.71	47.71	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1344			
	DK	P		93	1400	b	PORCH
	DK	P		35	530	c	PORCH
	CAN	P		93	740	d	PORCH
	CAN	P		35	280	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
112	1	2025-03-20	DUNSON RICKY A & VICKIE L	LSD	40000	4740	58430
99	1	2014-03-31	BMAR HOLDINGS LLC	LWD	15000	2370	20970
35	1	2010-01-28	MAGANN JOANNA	1ct *	0	2510	24910
248	1	1999-06-14	HUNSICKER JOANNA	1cc *	0	2430	32110
130	1	1993-02-25	MAGANN RONALD	LWD	10000	0	25510
75	1	1993-02-03	MAGANN RONALD	LWD	7500	0	25510

Year	Land	Bldg	Total	Net Tax
2021	1740	6300	8040	376.94
2020	1740	6300	8040	327.40

Project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025



340 N CENTER ST REAR 43326

Occupancy 4 M/H on Real Estate	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	1344 107720
Shingle	Subtotal 107720
	Main FRAME
	Roof GABLE
Panelled Wall	X
Floor/Carpet	X
Floor/Tile-Lino	X
Number of Rooms	5
Bedrooms	2
Central Heat	A
FORCED AIR	
Plumbing	
Standard	1
Extra 3 Fixture	1
	Plumbing 2100
	Extra Features 2950
	Total Value 112770
	PUB ALLEY
	Neighborhood:
	Code: 3670
	Dwl/Gar/NC% 1.0900

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True	
1 MH/REAL	1 F/C	24X60	1344	MHD	1973AV	90220	.35	.10	57530
2 Garage	*SV 0	12X20	240	D-	1974FR	0			900
rear lot	acres/ frontage	effective frontage	depth	actual depth	effective rate	extended value	true value		
		182.00	68	64	40	26	4730	4730	

Call Back:

Sign: PSN Date: 2015-02-04 Lister:

36-240002.0000-v082020R