

PLEASANT TWP
KENTON CORP

00350

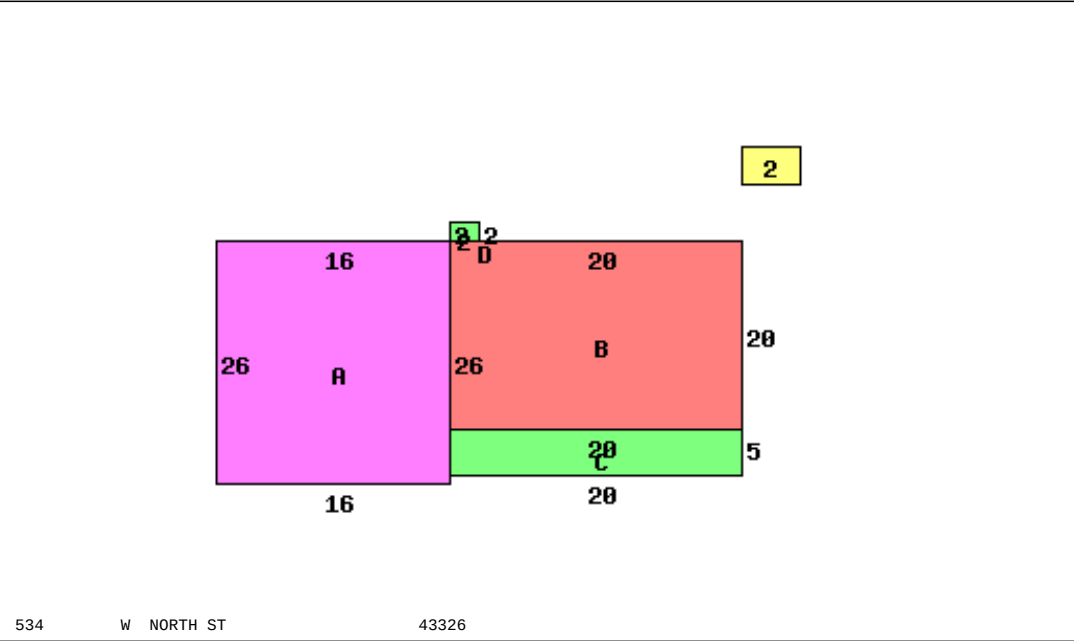
Hardin County, Ohio
Michael T. Bacon, Auditor

36-250064.0000
H30

RES
2025

2022 NATIONWIDE SERVICING			2019-12-18		Tax Year					2022	2023	2024	2025	CAMA
2023 NATIONWIDE SERVICING			2019-12-18		Prop Cls					510	510	510	510	510
2024 EVERLY MAE REAL ESTAT			2023-04-24		Acres									
2025 EVERLY MAE REAL ESTATE			2023-04-24	I G WMS S PT 30	Land100%					3740	5290	5290	5290	5280
			2QC		Bldg100%					54260	42110	42110	42110	42110
			\$0		Totl100%					58000t	47400t	47400t	47400t	47390t
					Cauv100%									
KENTON OH 43326					Tax Value:									
					Land 35%					1310	1850	1850	1850	1850
					Bldg 35%					18990	14740	14740	14740	14740
					Totl 35%					20300t	16590t	16590t	16590t	16590t
					Hmstd35%									
					Owner 0c									
					Hmstd RB									
					Net Tax					948.28	682.12	721.62		
					Sp-Asmnt					21.02	21.02	28.28		

SHB+ 1H 1	CONS F/C F/C OFP STP	TYPE M A P	FACT	SQ-FT 416 400 100 4	VALUE 20	a b c d	*MAIN ADDTN PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
95	2	2023-04-24	EVERLY MAE REAL ESTATE FU	20C *	0	3740	54260
565	2	2019-12-18	NATIONWIDE SER	20C *	21607	3570	43430
536	2	2018-10-30	EXPAND CAPITAL FUND II LL	20C *	100	3570	43430
101	2	2018-03-19	WEST HOLDINGS LLC	20C	7000	3570	43430
48	2	2013-02-06	HARBOUR PORTFOLIO VII LP	2WD	12884	4230	41510
387	2	2012-09-17	FEDERAL NATIONAL MORTGAGE	2WD *	0	4230	41510
556	2	2006-09-12	PIFER BRIDGET E	2WD	61450	3710	39910
674	1	1995-07-21	SHIRK RUSSELL L & TERRI	1WD	27500	3510	17600
446	1	1991-06-10		1UN *	15000	0	21710
Year	Land	Bldg	Total	Net Tax			
2021	1310	18990	20300	951.74			
2020	1310	18990	20300	826.66			
p r o j e c t				ben acres	/	%	factor
902	MAIN DISTRICT CONSERVANCY		XA/2024				
500	HARDIN COUNTY LANDFILL		XA/2024				



Occupancy 1 Single Family				*DWELLING COMPUTATIONS													
Story Height	1H			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
Floor Level		Main	FRAME	816	96680	1 DWELLING	1H F/C	8X10	1232		C-	OLD/FR	OLD/	110390	.65	Dpr	42110
		Part Upper	FRAME	416	22960	2 Shed	*PP		80					0			0
		Subtotal			119640												
Shingle		Roof	GABLE														
	B 1 2 U A					front lot	acres/ frontage	effective frontage		depth	factor	actual rate		effective rate		extended value	true value
Plaster/Drywall		D P			3020												
Floor/Carpet		X X			122660												
Floor/Tile-Lino		L															
Number of Rooms		4 2															
Bedrooms		1 2															
Central Heat		A															
FORCED AIR																	
Plumbing																	
Standard	1																