

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-250090.0000
E56

RES
2025

sale

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

2022 JOHNSON AMY M	2007-02-22
2023 JOHNSON AMY M	2007-02-22
2024 JOHNSON AMY M	2007-02-22
2025 B & A HOLDINGS LLC	2024-02-07 I G WMS 4
444 W COLUMBUS ST	10
KENTON OH 43326	\$0

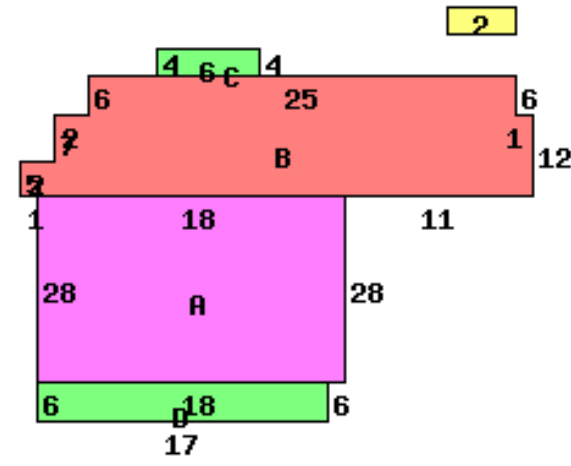
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5290	7570	7570	7570	7560
Bldg100%	46660	58940	58940	58940	58940
Totl100%	51940t	66510t	66510t	66510t	66500t
Cauvl00%					
Tax Value:					
Land 35%	1850	2650	2650	2650	2650
Bldg 35%	16330	20630	20630	20630	20630
Totl 35%	18180t	23280t	23280t	23280t	23280t
Hmstd35%					
Owner Oc					
Hmstd RB	849.26	957.20	1012.62	1005.94	
Net Tax					
Sp-Asmnt	21.04	21.04	30.76	30.76	

SHB+	CON	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 A	F/C	M		504			
1	F/C	A		496		b	ADDTN
	STP	P		24	100	c	PORCH
	OFF	P		102	3060	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
67	10	2024-02-07	B & A HOLDINGS LLC	10 *	0	7570	58940
74	1	2007-02-22	JOHNSON AMY M	1WD	20000	6600	33260
312	1	2006-05-24	DEUTSCHE BANK NATIONAL T	1SH	32000	6600	33260
70	1	1994-01-28	MULLINS LOUISA ANN	1WD	24000	0	24910
236	1	1993-04-02	RISH JOHN THOMAS JR	1CT *	0	0	23110

Year	Land	Bldg	Total	Net Tax
2021	1850	16330	18180	852.34
2020	1850	16330	18180	740.34

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



444 W COLUMBUS ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1000	104980
Main	FRAME	
Qtr Story	FRAME	504
Subtotal		107180
Shingle	Roof	GABLE
Plaster/Drywall	D	D
Floor/Carpet	X	X
Number of Rooms	5	2
Bedrooms	1	2
Central Heat	A	PUB SIDEWALK
GRAV AIR		
Central A/C	A	Neighborhood:
Plumbing		Code:
Standard	1	Dwl/Gar/NC%
		3670
		1.0900

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 AF/C	24X24	1504	Rate	C-	OLD/AV	109410	.55	Dpr	53670
2 Garage			576		C	1986AV	13820	.65	Dpr	5270
front lot	acres/	effective	depth	actual	effective	extended	true			
	frontage	frontage	depth	factor	rate	value	value			
	60.0000	60.00	165	105	120	7560	7560			