

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-250106.0000  
H31

RES  
2025

sale

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

2022	NATIONWIDE SERVICING	2019-12-18
2023	NATIONWIDE SERVICING	2019-12-18
2024	EVERLY MAE REAL ESTAT	2023-04-24
2025	EVERLY MAE REAL ESTATE	2023-04-24
	W NORTH ST	I G WMS PT 29
		2QC
	\$0	

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	500	500	500	500	500	500
Acres						
Land100%	3970	5600	5600	5600	5600	5600
Bldg100%				0		
Totl100%	3970t	5600t	5600t	5600t	5600t	5600t
Cauvl00%						
Tax Value:						
Land 35%	1390	1960	1960	1960	1960	1960
Bldg 35%						0
Totl 35%	1390t	1960t	1960t	1960t	1960t	1960t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	64.92	80.58	85.24	84.68	84.68	
Sp-Asmnt	2.08	2.08	6.51	6.51		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
95	2	2023-04-24	EVERLY MAE REAL ESTATE FU	2QC *	0	3970	0
565	2	2019-12-18	NATIONWIDE SER	2QC	21607	3770	0
536	2	2018-10-30	EXPAND CAPITAL FUND II LL	2QC *	100	3770	0
101	2	2018-03-19	WEST HOLDINGS LLC	2QC	7000	3770	0
48	2	2012-02-06	HARBOUR PORTFOLIO VII LP	2WD	12884	4490	0
387	1	2012-07-17	FEDERAL NATIONAL MORTGAGE	2WD *	0	4490	0
556	2	2006-09-12	PIFER BRIDGET E	2WD	61450	3940	0
303	1	2000-05-26	SHIRK RUSSELL & TERRI	1QC	500	3600	0
266	0	1988-04-14		*	0	0	4000

Year	Land	Bldg	Total	Net Tax
2021	1390	0	1390	65.16
2020	1390	0	1390	56.60

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

W NORTH ST

PUB SIDEWALK

Neighborhood:  
Code: 3670  
Dwl/Gar/NC% 1.0900

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	70.0000	70.00	66	67	120	80	5600	5600