

PLEASANT TWP
KENTON CORP

00350

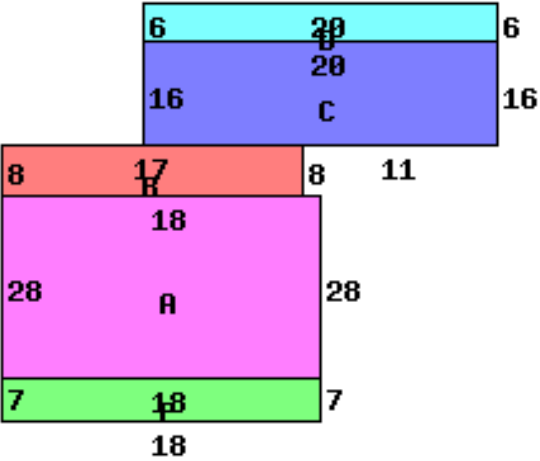
Hardin County, Ohio
Michael T. Bacon, Auditor

36-300045.0000
F53

RES
2025

sale		Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r			
2022 BMAR HOLDINGS LLC	2018-02-01	Tax Year	2022	2023	2024
2023 BMAR HOLDINGS LLC	2018-02-01	Prop Cls	510	510	510
2024 BMAR HOLDINGS LLC	2018-02-01	Acres			
2025 BMAR HOLDINGS LLC	2018-02-01 CARYS W 49	Land100%	6170	8830	8830
548 CENTER ST	1	Bldg100%	43740	48060	48060
	\$0	Totl100%	49910t	56890t	56890t
KENTON OH 43326		Cauv100%			
		Tax Value:			
		Land 35%	2160	3090	3090
		Bldg 35%	15310	16820	16820
		Totl 35%	17470t	19910t	19910t
		Hmstd35%			
		Owner 0c			
		Hmstd RB	816.08	818.64	866.04
		Net Tax		860.32	
		Sp-Asmnt	20.30	24.30	25.70
				25.70	

SHB+ 1H 1	CONS F/C F/C 04	TYPE M A G P	FACT	SQ-FT 504 136 320 120 126	VALUE 7680 1440 5040	a b c d e	*MAIN ADDTN GRAGE OTHER PORCH
Sale# 29	#p 1	sale date 2018-02-01	To BMAR HOLDINGS LLC	Type/Invalid? 1	Sale\$ 0	co:land 5890	co:bldg 35200
521	1	2017-11-21	SECRETARY OF HOUSING & UR	1WD *	0	7060	28940
345	1	2017-07-20	CARRINGTON MORTGAGE SERVI	1SH	34960	7060	28940
251	1	2003-05-19	PRICE STEPHEN & SABRINA	1WD	65500	5570	42510
341	1	1999-06-18	WALLACE RUSSELL J & PAIG	1WD	62000	4030	23000
599	1	1998-10-14	LEGGE WILLIAM L II	1WD	57300	4030	23000
613	1	1997-10-10	MANN'S TONY E & RAMONA GA	1WD	35000	4030	23000
Year 2021	Land 2160	Bldg 15310	Total 17470	Net Tax 819.04			
2020	2160	15310	17470	711.40			
p r o j e c t				ben acres	/ %	factor	
902 MAIN DISTRICT CONSERVANCY				XA/2025			
500 HARDIN COUNTY LANDFILL				XA/2025			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS												
Story Height	1H			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Floor Level		Main	FRAME	640	85480	1 DWELLING	1H F/C	FtxFt	1144	Rate	C	1905FR	125960	.65	Dpr	Value
		Part Upper	FRAME	504	26320											48050
		Subtotal														
Shingle		Roof	GABLE		111800	front lot	86.00000	effective	86.00	depth	depth	actual	effective	extended	true	
	B 1 2 U A							frontage		136	factor	rate	rate	value	value	Excess Fro
Plaster/Drywall	P P			Garages and Carports	7680											
Panelled Wall	X			Extra Features	6480											
Floor/Pine	X X			Total Value	125960											
Number of Rooms	3 3															
Bedrooms	3			PUB PAVED ST/RD												
Central Heat	A			Neighborhood:												
Plumbing				Code:	3670											
Standard	1			Dwl/Gar/NC%	1.0900											
						Call Back:	Sign: PSN Date: 2015-12-03 Lister:									
						36-300045.0000-v082020R										