PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-400064.0000 RES
L29 2026

sale

2023 BMAR HOLDINGS LLC	2013-08-27	
2024 BMAR HOLDINGS LLC	2013-08-27	
2025 BMAR HOLDINGS LLC	2013-08-27	
2026 BMAR HOLDINGS LLC	2013-08-27 E-W 36	
626 E OHIO ST	1SD	
	$10,500	
KENTON OH 43326		

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

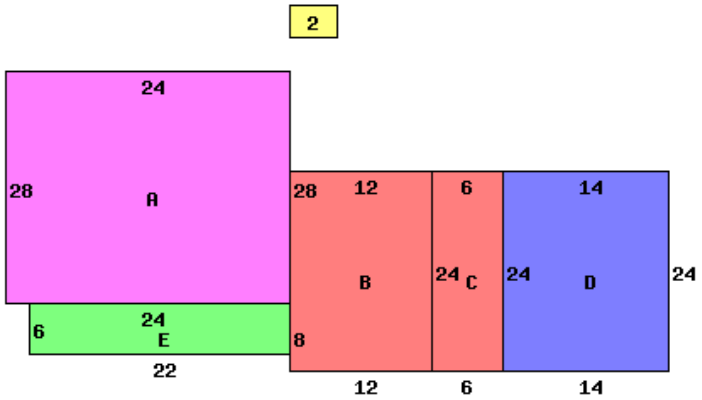
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5630	5630	5630	5630		5630	6540	6540
Bldg100%	41430	41430	41430	41430		41430	57340	57350
Totl100%	47060t	47060t	47060t	47060t		47060t	63890t	63890t
Cauv100%								
Tax Value:								
Land 35%	1970	1970	1970	1970		1970	2290	2290
Bldg 35%	14500	14500	14500	14500		14500	20070	20070
Totl 35%	16470t	16470t	16470t	16470t		16470t	22360t	22360t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	677.20	716.40	711.68	711.68	711.68			
Sp-Asmnt	20.70	28.41	28.41	28.41				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		672		a	*MAIN
1	F/C	A		288		b	ADDTN
1	F/C	A		144		c	ADDTN
	F	G		336	8060	d	GRAGE
	OFP	P		132	3960	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
417	1	2013-08-27	BMAR HOLDINGS LLC	1SD *	10500	6540	25770
188	1	1999-04-12	CORBIN CHET & KELLI	1WD	30300	4710	19310
255	0	1987-04-10		*	15000	0	20910

Year	Land	Bldg	Total	Net Tax
2022	1730	11220	12950	604.94
2021	1730	11220	12950	607.14

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



626 E OHIO ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1104	101890
	Basement		168	3540
	Subtotal			105430
Shingle	Roof	HIP		

	B 1 2 U A		
Plaster/Drywall	X	Garages and Carports	8060
Unfinished Wall	X	Extra Features	3960
Floor/Hardwood	X	Total Value	117450
Floor/Pine	X		
Number of Rooms	1 6	PUB PAVED ST/RD	
Bedrooms	3	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3620
Plumbing		Dwl/Gar/NC%	1.5500
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		1104		C-	OLD/FR	105710	.65		57350
2	Shed	*PP		0			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	76.0000	76.00	58	62	138	86	6540	6540

Call Back: Sign: PSN Date: 2015-03-25 Lister: