PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-400111.0000 RES
L30 2026

sale

2023 BMAR HOLDINGS LLC	2014-12-22	
2024 BMAR HOLDINGS LLC	2014-12-22	
2025 BMAR HOLDINGS LLC	2014-12-22	
2026 BMAR HOLDINGS LLC	2014-12-22 E-W 92.5 X 58 FT 36	
624 E OHIO ST	1WD	
	$15,000	
KENTON OH 43326		

2028 DAVIDSON GARY	2026-10-22	
624 E OHIO ST	1WD	
KENTON OH 43326		

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

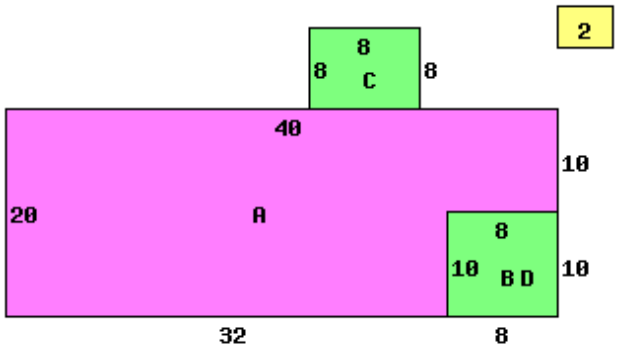
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	560	560	560	560	0	560	560	560
Acres								
Land100%	5510	5510	5510	5510		5510	6400	6400
Bldg100%	40200	40200	40200	40200		40200	55630	55630
Totl100%	45710t	45710t	45710t	45710t		45710t	62030t	62030t
Cauv100%								
Tax Value:								
Land 35%	1930	1930	1930	1930		1930	2240	2240
Bldg 35%	14070	14070	14070	14070		14070	19470	19470
Totl 35%	16000t	16000t	16000t	16000t		16000t	21710t	21710t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	657.86	695.96	691.36	691.36	691.36			
Sp-Asmnt	20.35	28.28	28.28	28.28				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		720		a	*MAIN
	RFX	P		80	800	b	PORCH
	DK	P		64	960	c	PORCH
	DK	P		80	1200	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
440	1	2026-10-22	DAVIDSON GARY	1WD		42500	5510	40200
569	1	2014-12-22	BMAR HOLDINGS LLC	1WD	*	15000	6400	11340
247	1	2012-06-06	MANNS TONY JR & RHONDA	1WD		10000	6400	15540
140	1	2010-04-23	BLAIS N DEXTER & SHARON A	1SD	*	0	5140	11970
226	1	2007-05-11	BLAIS N DEXTER	1WD		28000	4830	11430
350	1	2006-06-05	BAKER JESSE	1WD		9000	4830	11430
345	1	2002-07-05	MCLANE KENNETH E	1WD		6000	4400	6110

Year	Land	Bldg	Total	Net Tax
2022	1700	4740	6440	300.84
2021	1700	4740	6440	301.92

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



624 E OHIO ST 43326

Occupancy 4 M/H on Real Estate

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	720	90500
	Subtotal			90500
Metal	Roof	FLAT		

B 1 2 U A

Panelled Wall	X	Extra Features	2960
Floor/Pine	X	Total Value	93460
Number of Rooms	5		
Bedrooms	3	PUB PAVED ST/RD	
		PUB ALLEY	
Central Heat	A		
FORCED AIR		Neighborhood:	
Plumbing		Code:	3620
Standard	1	Dwl/Gar/NC%	1.5500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	MH/REAL	1 F		720		MHD	1963AV	74770	.40	.20	55630
2	Shed	*PP	8X8	64			2007AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot	92.5000	93.00	58	62	138	86	8000	6400	Excess Fro

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

36-400111.0000-v082020R