

PLEASANT TWP  
KENTON CORP

00350

Hardin County, Ohio  
Michael T. Bacon, Auditor

36-560056.0000  
N61

RES  
2025

sale

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

|                          |            |
|--------------------------|------------|
| 2022 WBML PROPERTIES LLC | 2016-04-28 |
| 2023 WBML PROPERTIES LLC | 2016-04-28 |
| 2024 WBML PROPERTIES LLC | 2016-04-28 |
| 2025 WBML PROPERTIES LLC | 2016-04-28 |
| 221 E OHIO ST            | 1DF        |
| KENTON OH 43326          | \$22,500   |

|          |        |        |        |        |        |
|----------|--------|--------|--------|--------|--------|
| Tax Year | 2022   | 2023   | 2024   | 2025   | CAMA   |
| Prop Cls | 510    | 510    | 510    | 510    | 510    |
| Acres    |        |        |        |        |        |
| Land100% | 4230   | 4830   | 4830   | 4830   | 4840   |
| Bldg100% | 50540  | 48830  | 48830  | 48830  | 48820  |
| Totl100% | 54770t | 53660t | 53660t | 53660t | 53660t |
| Cauv100% |        |        |        |        |        |

|                             |            |
|-----------------------------|------------|
| 2026 HALE RILEY B & DYLAN R | 2025-11-17 |
| 221 E OHIO ST               | 1SD        |
| KENTON OH 43326             |            |

|            |        |        |        |        |        |
|------------|--------|--------|--------|--------|--------|
| Tax Value: |        |        |        |        |        |
| Land 35%   | 1480   | 1690   | 1690   | 1690   | 1690   |
| Bldg 35%   | 17690  | 17090  | 17090  | 17090  | 17090  |
| Totl 35%   | 19170t | 18780t | 18780t | 18780t | 18780t |
| Hmstd35%   |        |        |        |        |        |
| Owner Oc   |        |        |        |        |        |
| Hmstd RB   |        |        |        |        |        |
| Net Tax    | 895.50 | 772.18 | 816.88 | 811.50 |        |
| Sp-Asmnt   | 21.06  | 21.06  | 209.22 | 29.22  |        |

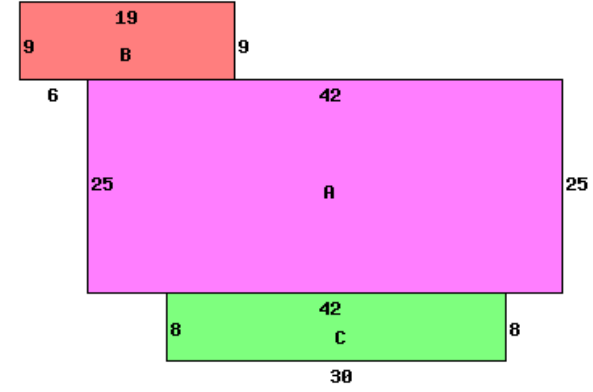
|      |      |      |      |       |       |   |       |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 1 BQ | F    | M    |      | 1050  |       | b | ADDN  |
| 1    | F/C  | A    |      | 171   |       | c | PORCH |
|      | OP   | P    |      | 240   | 7200  |   |       |

|       |    |            |                        |               |        |         |         |
|-------|----|------------|------------------------|---------------|--------|---------|---------|
| Sale# | #p | sale date  | To                     | Type/Invalid? | Sale\$ | co:land | co:blgd |
| 518   | 1  | 2025-11-17 | HALE RILEY B & DYLAN R | 1SD           | 177500 | 4830    | 48830   |
| 144   | 1  | 2016-04-28 | WBML PROPERTIES LLC    | 1DF           | 22500  | 5570    | 39430   |
| 236   | 1  | 2009-08-10 | PALMER FOREST L        | 1CT *         | 0      | 5310    | 35110   |

|      |      |       |       |         |
|------|------|-------|-------|---------|
| Year | Land | Bldg  | Total | Net Tax |
| 2021 | 1480 | 17690 | 19170 | 898.76  |
| 2020 | 1480 | 17690 | 19170 | 780.64  |

|                               |           |     |        |
|-------------------------------|-----------|-----|--------|
| project                       | ben acres | / % | factor |
| 902 MAIN DISTRICT CONSERVANCY |           |     |        |
| 500 HARDIN COUNTY LANDFILL    |           |     |        |

2



221 E OHIO ST 43326

|                           |                        |
|---------------------------|------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |
| Story Height 1Q           | Sq-Ft Value            |
| Floor Level               |                        |
| Main                      | FRAME 1221 104540      |
| Qtr Story                 | FRAME 1050 16380       |
| Basement                  | 537 10250              |
| Subtotal                  | 131170                 |
| Shingle                   | Roof GABLE             |
| Plaster/Drywall           | D D                    |
| Unfinished Wall           | X                      |
| Floor/Hardwood            | X X                    |
| Floor/Concrete            | X                      |
| Floor/Tile-Lino           | L                      |
| Number of Rooms           | 1 5 3                  |
| Bedrooms                  | 1 3                    |
| Central Heat              | A                      |
| ELEC-HOT W                |                        |
| Plumbing                  |                        |
| Standard                  | 1                      |
| Extra Features            | 7200                   |
| Total Value               | 138370                 |
| PUB SIDEWALK              |                        |
| Neighborhood:             |                        |
| Code:                     | 3620                   |
| Dwl/Gar/NC%               | 1.1200                 |

|            |          |           |       |           |           |          |       |       |
|------------|----------|-----------|-------|-----------|-----------|----------|-------|-------|
| Bldg Type  | SHB+Cons | DixHt     | Unit  | Blt/Renov | Replace   | Phy      | Fnc   | True  |
| 1 DWELLING | 1 BQF    | FtxFt     | Area  | Grade     | Cond      | Dpr      | Dpr   | Value |
| 2 Shed     | *PP M    | 10X8      | 1221  | C-        | OLD/FR    | .65      |       | 48820 |
|            |          |           | 80    |           | 2002AV    | 0        |       | 0     |
| front lot  | acres/   | effective | depth | actual    | effective | extended | true  |       |
|            | frontage | frontage  | depth | factor    | rate      | value    | value |       |
|            | 55.0000  | 55.00     | 81    | 73        | 120       | 88       | 4840  | 4840  |

Call Back:

Sign: PSN Date: 2014-12-17 Lister:

36-560056.0000-v082020R