

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-570021.0000
K140

RES
2025

sale

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

2022	BROSEKE BENJAMIN A TR	2021-05-14	
2023	BROSEKE BENJAMIN A TR	2021-05-14	
2024	BROSEKE BENJAMIN A TR	2021-05-14	
2025	BLOOMFIELD TIMOTHY & PE 59 GRAPE ST	2024-11-12	KAHLERS S PT 8 LSD
KENTON OH 43326		\$159,900	

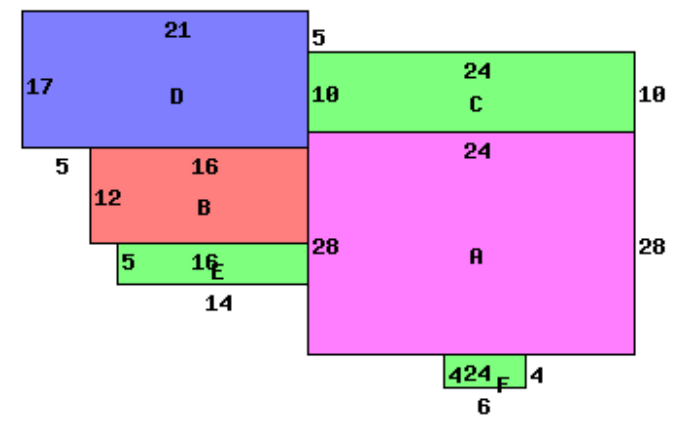
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4400	5910	5910	5910	5900
Bldg100%	28830	31090	31090	31090	31080
Totl100%	33230t	37000t	37000t	37000t	36980t
Cauv100%					
Tax Value:					
Land 35%	1540	2070	2070	2070	2070
Bldg 35%	10090	10880	10880	10880	10880
Totl 35%	11630t	12950t	12950t	12950t	12940t
Hmstd35%					
Owner Oc				11.42	
Hmstd RB					
Net Tax	543.28	532.46	563.28	548.16	
Sp-Asmnt	20.55	20.55	27.08	27.08	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 Q	F/C	M		672		b	ADDN
1 B	F	A		192		c	PORCH
	DK	P		240	3600	d	GRAGE
	F	G		357	8570	e	PORCH
	OP	P		70	2100	f	PORCH
	OP	P		24	720		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
506	1	2024-11-12	BLOOMFIELD TIMOTHY & PERL	LSD	159900	5910	31090
53	1	2024-02-09	MARLEN DODD LLC	LWD	15000	5910	31090
218	1	2021-05-14	BROSEKE BENJAMIN A TRUSTE	LWD *	0	4400	28830
516	1	2007-09-25	PHILLIPS STEPHEN R & VIC	LWD	23000	4400	57510
750	1	2006-12-20	WELLS FARGO BANK NA	LDD	28667	4400	57510
745	1	2005-11-08	TAYLOR PATRICK	LWD	82000	4000	49460
215	1	2005-06-09	WEAVER PHILLIP L	LWD *	0	4000	49460
214	1	2005-06-09	FEDERAL HOME LOAN MORTGA	LSH *	0	4000	49460
160	1	2002-03-29	MILLER JAMES A	LWD *	40000	4000	40860
738	1	1992-08-05		LFD *	18000	0	29200
231	1	1990-03-28		LUN *	0	0	29200

Year	Land	Bldg	Total	Net Tax
2021	1540	10090	11630	545.24
2020			11630	473.60

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



59 GRAPE ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1Q	Sq-Ft	Value
Floor Level	Main	FRAME	864 98480
	Qtr Story	FRAME	672 2880
	Basement		192 4040
	Subtotal		105400
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X	X	672 sq ft Attic Finish 11140
Panelled Wall	X		Garages and Carports 8570
Unfinished Wall	X		Extra Features 6420
Floor/Pine	X	X	Total Value 131530
Floor/Carpet	X		
Number of Rooms	1 6	1	PUB PAVED ST/RD
Bedrooms	2		PUB SIDEWALK
Central Heat	A		Neighborhood:
FORCED AIR			Code: 3630
Plumbing			Dwl/Gar/NC% 1.0500
Standard	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 QF/C		1536	Rate	C-	COND	118380	.75	Dpr	Value
	acres/	effective	depth	depth	actual	effective	extended	value	true	
front lot	82.0000	82.00	50	57	140	80	6560	5900	Excess Fro	

Call Back:

Sign: PSN Date: 2015-12-02 Lister:

36-570021.0000-v082020R