

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-580012.0000
016

RES
2025

sale

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

2022 B & A HOLDINGS LLC	2020-04-02	
2023 B & A HOLDINGS LLC	2020-04-02	
2024 B & A HOLDINGS LLC	2020-04-02	
2025 B & A HOLDINGS LLC	2020-04-02	HEISELS PT N 1/2 1
116 & 116 1/2 N HIGH ST		1WD
KENTON OH 43326	\$27,500	

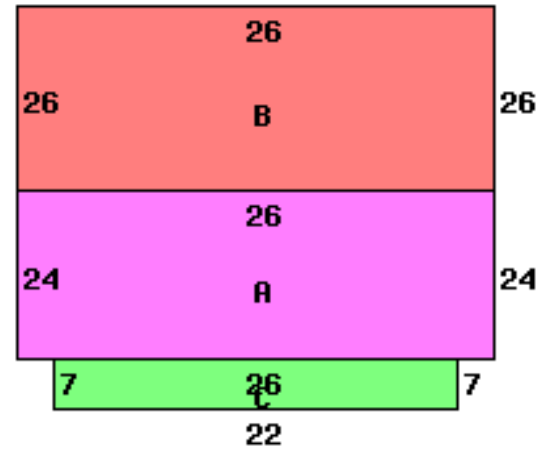
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	520	520	520	520	520
Acres					
Land100%	2140	2860	2860	2860	2850
Bldg100%	80260	112200	112200	112200	112200
Totl100%	82400t	115060t	115060t	115060t	115050t
Cauvl00%					
Tax Value:					
Land 35%	750	1000	1000	1000	1000
Bldg 35%	28090	39270	39270	39270	39270
Totl 35%	28840t	40270t	40270t	40270t	40270t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1347.22	1655.76	1751.64	1740.10	
Sp-Asmnt	39.33	39.33	51.62	51.62	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		624			
1	F/C	A		676		b	ADDTN
	OP	P		154	4620	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
143	1	2020-04-02	B & A HOLDINGS LLC	1WD	27500	2030	64000
284	9	2008-08-13	PARKER TOM W JR	9QC *	0	2770	66970
240	1	1992-03-20		1WD	18000	0	33710
204	1	1991-03-28		1UN *	22000	0	33710

Year	Land	Bldg	Total	Net Tax
2021	750	28090	28840	1352.12
2020	750	28090	28840	1174.42

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



116 - 116 1/2 N HIGH ST 43326

Occupancy 2 Duplex	*DWELLING COMPUTATIONS	
Story Height 2	Sq-Ft	Value
Floor Level		
Main	FRAME	1300 107470
Full Upper	FRAME	624 50040
Basement		468 8960
Subtotal		166470
Metal	Roof	HIP
Plaster/Drywall	X	1 / Extra Living Units 3500
Panelled Wall	X	Plumbing 3500
Unfinished Wall	X	Extra Features 4620
Floor/Pine	X X	Total Value 178090
Floor/Carpet	X X	
Number of Rooms	1 5 3	PUB PAVED ST/RD
Bedrooms	2 2	PUB SIDEWALK
Central Heat	A	Neighborhood:
ELECTRIC		Code: 3630
Plumbing		Dwl/Gar/NC% 1.0500
Standard	2	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	2 B F	FtxFt	Area	Grade	Value	Dpr Dpr	Value
			1924	C	1950GD	178090	112200
front lot	acres/	effective	depth	depth	actual	effective	true
	frontage	frontage	factor	factor	rate	rate	value
	30.0000	30.00	68	68	140	95	2850

Call Back:

Sign: PSN Date: 2014-11-21 Lister:

36-580012.0000-v082020R