

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-590007.0000
Z83

RES
2025

sale

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

2022	BROOKS RENTALS LLC	2016-01-15	
2023	BROOKS RENTALS LLC	2016-01-15	
2024	BROOKS RENTALS LLC	2016-01-15	
2025	BROOKS RENTALS LLC	2016-01-15	GERLACHS 5
	227 N HIGH ST	60C	
	KENTON OH 43326	\$0	

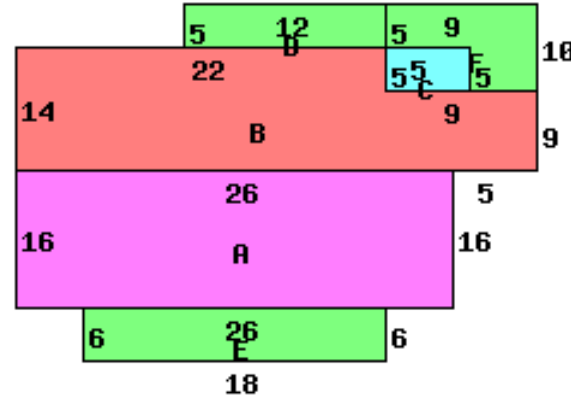
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	5430	7260	7260	7260	7260	7260
Bldg100%	49940	61230	61230	61230	61230	61240
Totl100%	55370t	68490t	68490t	68490t	68490t	68500t
Cauv100%						
Tax Value:						
Land 35%	1900	2540	2540	2540	2540	2540
Bldg 35%	17480	21430	21430	21430	21430	21430
Totl 35%	19380t	23970t	23970t	23970t	23970t	23980t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	905.32	985.56	1042.64	1035.76	1035.76	
Sp-Asmnt	20.91	20.91	29.73	29.73		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1H	F/C	M		416			ADDTN
1 B	F	A		389			OTHER
04	F	O		25	300		PORCH
	FFP	P		60	2400		PORCH
	OFFP	P		108	3240		PORCH
	DK	P		65	980		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
19	6	2016-01-15	BROOKS RENTALS LLC	60C *	0	7310	22340
489	1	2012-10-23	CWB RENTAL PROPERTIES LLC	LWD *	7299	7310	36400
65	1	2012-02-23	FEDERAL HOME LOAN MORTGAG	LSH *	23734	7310	36400
423	1	2007-08-16	THACKER SABRINA K & WILL	LSD	80000	7090	22260
489	1	2006-08-04	WEAVER PHILLIP L	LWD	25000	7090	22260
202	1	2006-04-05	WELLS FARGO BANK NA	LSH	28000	7090	22260
703	1	2004-10-29	DENNIS BRADLEY & CHRYSTA	LWD	58000	6430	19370
64	1	2004-02-06	WEAVER PHILLIP	LWD	26000	6430	19370
757	1	2003-12-22	MORTGAGE ELECTRONIC	LDD	29000	6430	19370
294	1	2002-06-13	MANN'S JACKIE G	LWD	54500	6370	16000
373	1	2000-06-26	WEAVER PHILLIP & DEBORAH	LWD	34000	6370	16000

Year	Land	Bldg	Total	Net Tax
2021	1900	17480	19380	908.60
2020			19380	789.20

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



227 N HIGH ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	805 95380
	Part Upper	FRAME	416 22960
	Basement		212 4340
	Subtotal		122680
Metal	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X	Extra Features	6920
Unfinished Wall	X	Total Value	129600
Floor/Pine	X X		
Floor/Carpet	X X	PUB SIDEWALK	
Number of Rooms	1 5 2		
Bedrooms	2	Neighborhood:	
		Code:	3630
Central Heat	A	Dwl/Gar/NC%	1.0500
FORCED AIR			
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1H F/C	FtxFt	1221	Rate	Cond	Value	Dpr Dpr	Value
		effective	depth	depth	effective	extended	value	true
front lot	55.0000	55.00	132	94	140	132	7260	7260