

PLEASANT TWP
KENTON CORP

00350

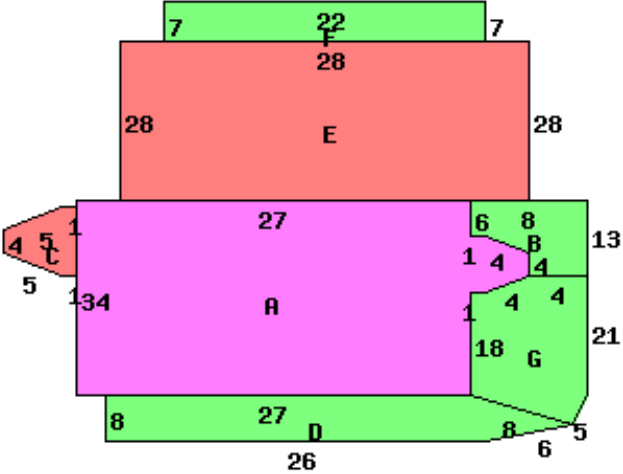
Hardin County, Ohio
Michael T. Bacon, Auditor

36-610003.0000
W20

RES
2025

sale		Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r			
2022 B & R APARTMENTS LTD	2002-02-19	Tax Year	2022	2023	2024
2023 B & R APARTMENTS LTD	2002-02-19	Prop Cls	530	530	530
2024 AUGUR RENTALS LLC	2023-05-01	Acres			
2025 AUGUR RENTALS LLC	2023-05-01 E JENNINGS & PT VAC ALLEY	Land100%	5910	7910	7910
416 N MAIN ST	1WD 3 SEE PCL	Bldg100%	92890	104290	104290
KENTON OH 43326	\$45,000 36-610003.01 REST OF S/A	Totl100%	98800t	112200t	112200t
		Cauv100%			
		Tax Value:			
		Land 35%	2070	2770	2770
		Bldg 35%	32510	36500	36500
		Totl 35%	34580t	39270t	39270t
		Hmstd35%			
		Owner 0c			
		Hmstd RB			
		Net Tax	1615.36	1614.64	1708.16
				1696.88	
		Sp-Asmnt	57.00	61.00	57.00
				60.00	

SHB+ 2 BA	CONS F	TYPE M	FACT	SQ-FT 949	VALUE	a	*MAIN
1 B	STP	P		81	320	b	PORCH
2 B	F	A		44		c	ADDTN
	OFF	P		230	6900	d	PORCH
	F	A		784		e	ADDTN
	EFF	P		154	6160	f	PORCH
	EFF	P		181	7240	g	PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
154	1	2023-05-01	AUGUR RENTALS LLC	1WD	45000	5910	92890
77	2	2002-02-19	B & R APARTMENTS LTD	2WD	127500	8140	61400
830	0	1986-10-07		2WD *	82500	0	59600
Year	Land	Bldg	Total	Net Tax			
2021	2070	32510	34580	1621.22			
2020	2070	32510	34580	1408.18			
p r o j e c t				ben acres	/ %	factor	
921	BLANCHARD RIVER MAINT			XA/2023			
500	HARDIN COUNTY LANDFILL			XA/2025			
131	BLANCHARD RIVER MAINT			XA/2025			
235	KELLOGG #983 - BLANCHARD			XA/2025			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS												
Story Height	2			Sq-Ft	Value	Bldg Type	SHB+Cons	DixFt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Floor Level						1 DWELLING	2 BAF	FtxFt	3510	Rate	B-	Cond	Value	Dpr	Dpr	Value
		Main	FRAME	1777	129700							OLD/FR	310360	.65		104280
		Full Upper	FRAME	1733	76880											
		Qtr Story	FRAME	768	3060											
		Basement		768	14370	front lot	60.0000	effective	60.00	depth	94	actual	effective	extended	true	
		Subtotal			224010							rate	rate	value	value	
Shingle		Roof	HIP													
	B 1 2 U A															
Plaster/Drywall	X X		2 /	Extra Living Units	7000											
Unfinished Wall	X	X		Plumbing	7000											
Floor/Hardwood	X X			Extra Features	20620											
Floor/Carpet	X X			Total Value	258630											
Number of Rooms	2 4 4	1														
Bedrooms	2 2			PUB SIDEWALK												
Central Heat	A			Topo: HIGH												
ELECTRIC				Neighborhood:												
Plumbing				Code:	3720											
Standard	3			Dwl/Gar/NC%	.9600											
						Call Back:		Sign: PSN	Date: 2015-04-07	Lister:						36-610003_0000-v082020P

Call Back:

Sign: PSN Date: 2015-04-07 Lister:

36-610003.0000-v082020R