

PLEASANT TWP
KENTON CORP

00350

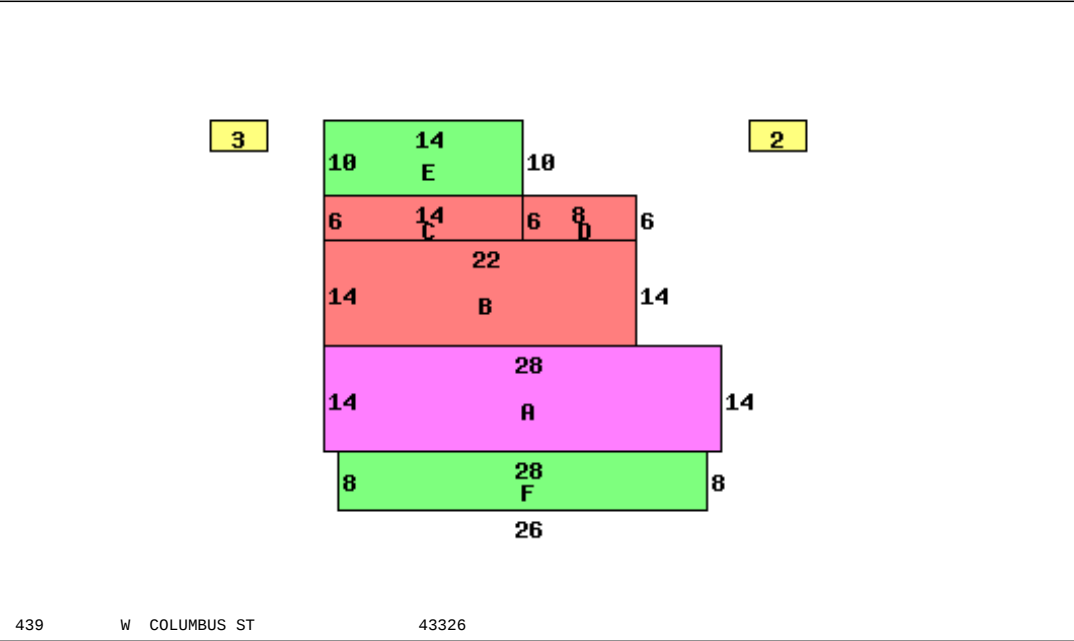
Hardin County, Ohio
Michael T. Bacon, Auditor

36-660016.0000
E44

RES
2024

Sale		Eff Rate:- 50.76 — 50.59 — 44.66 — 47.03 — a/r					
2021 BMAR HOLDINGS LLC	2014-05-08	Tax Year	2021	2022	2023	2024	CAMA
2022 BMAR HOLDINGS LLC	2014-05-08	Prop Cls	510	510	510	510	510
2023 BMAR HOLDINGS LLC	2014-05-08	Acres					
2024 BMAR HOLDINGS LLC	2014-05-08 PT E 1/2 SE 1/4 32	Land100%	4170	4170	5970	5970	5980
439 W COLUMBUS ST	1WD	Bldg100%	72970	72970	56430	56430	56420
	\$0	Totl100%	77140t	77140t	62400t	62400t	62400t
KENTON OH 43326		Cauv100%					
		Tax Value:					
		Land 35%	1460	1460	2090	2090	2090
		Bldg 35%	25540	25540	19750	19750	19750
		Totl 35%	27000t	27000t	21840t	21840t	21840t
		Hmstd35%					
		Owner 0c					
		Hmstd RB					
		Net Tax	1265.86	1261.26	897.98	949.98	
		Sp-Asmnt	21.56	21.55	21.55	30.34	

SHB+ 1TB 1 B 1 1	CONS F F/C F/C PAT OFF	TYPE M A A P P	FACT	SQ-FT 392 308 84 48 140 208	VALUE 420 6240	a b c d e f	*MAIN ADDTN ADDTN ADDTN PORCH PORCH
L/C KEVIN K KEERAN & MARY E GRAY 6-12-18 \$65,000							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
227	1	2014-05-08	BMAR HOLDINGS LLC	1WD *	0	4770	50290
525	1	2013-10-31	FANNIE MAE	1SH	28000	4770	50290
287	1	2008-08-13	SHAFER CHAD D	10C *	0	5200	37660
590	1	1997-09-26	SHAFER CHAD D & RONNA K	1WD	45000	4970	21430
73	1	1986-02-20	PATTON DEBRA L	10C *	0	4970	20430
398	1	1992-05-04		1WD	25000	0	20000
Year	Land	Bldg	Total	Net Tax			
2020	1460	25540	27000	1099.50			
2019	1390	20700	22090	869.86			
p r o j e c t				ben acres	/ %	factor	
902 MAIN DISTRICT CONSERVANCY				XA/2024			
500 HARDIN COUNTY LANDFILL				XA/2024			



Occupancy 1 Single Family		*DWELLING COMPUTATIONS		Sq-Ft		Value	Bldg Type		SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
Story Height	1T						1	DWELLING	1TB F		1224					147360	.65	Dpr	Value
Floor Level		Main	FRAME	832	98580		2	Garage	*SV	0	10X22			OLD/FR		200			56220
		Part Upper	FRAME	392	26620		3	Shed	*PP		4X5			OLD/FR		0			200
		Basement		700	13260									OLD/					0
		Subtotal			138460														
Shingle		Roof	GABLE				front lot		acres/	effective	depth	depth	actual	effective	extended	true			
		B 1 2 U A							frontage	frontage	178	108	rate	rate	value	value			
Plaster/Drywall		X X				Air Conditioning			45.5900	46.00			120	130	5980	5980			
Unfinished Wall	X					Extra Features													
Floor/Hardwood		X X				Total Value													
Floor/Carpet		X X																	
Floor/Tile-Lino		L				PUB SIDEWALK													
Number of Rooms	4 6 2																		
Bedrooms	1 2					Neighborhood:													
						Code:													
Central Heat		A				Dwl/Gar/NC%													
FORCED AIR																			
Central A/C		A																	
Plumbing																			
Standard		1																	

Call Back:

Sign: PSN Date: 2015-04-09 Lister:

36-660016.0000-v082020R