

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-660023.0000
E30

RES
2025

sale

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

2022	BLACKSTAR STABILITY D	2021-09-07			
2023	BLACKSTAR STABILITY D	2021-09-07			
2024	AUGUR RENTALS LLC	2023-12-29			
2025	AUGUR RENTALS LLC	2023-12-29	PT S1/2 SE1/4 S32		
	432 W LIMA ST	LQC	.166A		
	KENTON OH 43326	\$31,900			

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	4890	7000	7000	7000	7000	7010
Bldg100%	60110	69770	69770	69770	69770	69780
Totl100%	65000t	76770t	76770t	76770t	76770t	76790t
Cauvl00%						
Tax Value:						
Land 35%	1710	2450	2450	2450	2450	2450
Bldg 35%	21040	24420	24420	24420	24420	24420
Totl 35%	22750t	26870t	26870t	26870t	26870t	26880t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	1062.74	1104.80	1168.78	1161.08	1161.08	
Sp-Asmnt	21.31	1344.87	175.44	31.80		

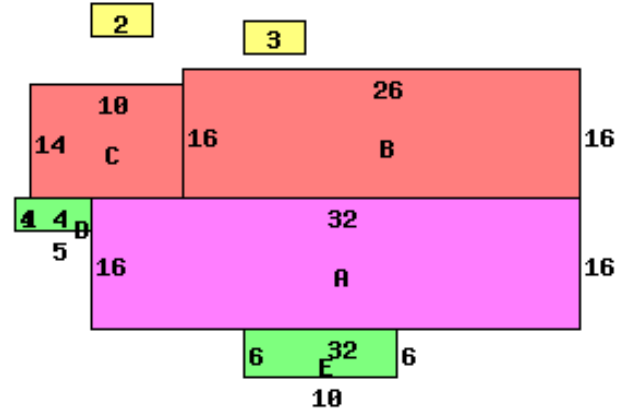
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		512			
1HB	F	A		416		b	ADDTN
1	F/C	A		140		c	ADDTN
	CAN	P		20	160	d	PORCH
	STP	P		60	240	e	PORCH

L/C DANIELLE MARTINEZ 1-11-24 \$65,000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bdg
558	1	2023-12-29	AUGUR RENTALS LLC	LQC	31900	7000	69770
464	1	2021-09-07	BLACKSTAR STABILITY DISTR	LWD *	12099	4890	60110
140	1	2016-04-25	HOME AMERICAN FUND III LP	LQC	23039	5570	51540
401	1	2013-08-14	HOME AMERICA LLC	LQC *	15175	5570	55800
584	1	2012-12-19	WELLS FARGO BANK NA	LSH *	26000	5570	55800
318	1	2006-05-24	ROLL BOBBY L	LWD	82000	7970	47770
114	1	2006-03-01	WEAVER PHILLIP L	LWD	38000	7970	47770
113	1	2006-03-01	FEDERAL NATIONAL MORTGAG	LWD	30000	7970	47770
705	1	2005-10-19	CHASE MANHATTAN MORTGAGE	LSH	30000	7260	42200
1084	1	1994-11-21	VERMILLION ROBERT A & LO	LSD	51500	0	35200
956	0	1987-11-12		*	34500	0	41710

Year	Land	Bldg	Total	Net Tax
2021	1710	21040	22750	1066.60
2020	1710	21040	22750	926.42

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



432 W LIMA ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level			
	Main	FRAME	1068 102740
	Full Upper	FRAME	512 43460
	Part Upper	FRAME	416 22960
	Basement		928 17330
	Subtotal		186490
Shingle	Roof	GABLE	
	B 1 2 U A		
	P P		
Plaster/Drywall		Fireplaces	2000
Unfinished Wall	X	Plumbing	1400
Floor/Hardwood	X	Extra Features	400
Number of Rooms	1 3 3	Total Value	190290
Bedrooms	3		
Fireplace		PUB SIDEWALK	
Openings	1	Neighborhood:	
Stacks	1	Code:	3670
Central Heat	A	Dwl/Gar/NC%	1.0900
HOT WATER			
Plumbing			
Standard	1		
Extra 2 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F		1996		C	OLD/FR	190290	.65	.10	65340
2 Garage		22X24	528		C	OLD/FR	12670	.70		4140
3 CAN/PATIO	*SV 0	12X24	288			OLD/FR	300			300
		acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot		70.5000	62.00	132	94	120	113	7010	7010	

Call Back:

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

36-660023.0000-v082020R