

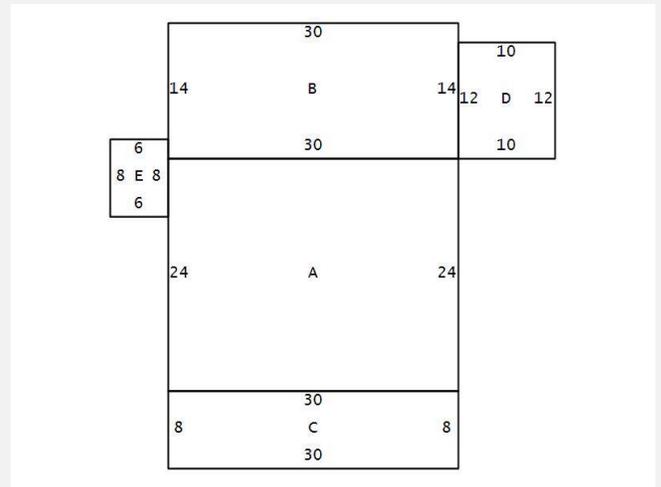


Parcel ID	432329007	Current Owner	A BAKER ENTERPRISES LLC	Account Number	2132371
Property Address	5 RIVER ST FRANKLIN 45005	Legal Description	313 PT OUT LOT 0.0000 ACRES	Neighborhood ID	47001
Tax District	21 FRANKLIN CORP FRANKLIN CSD	State Use Code	530 - THREE FAMILY DWG (PLATTED)	OH Public School Dist No	8304
		School District	FRANKLIN CSD		

Primary Picture



Primary Sketch



Building & Last Sale Summary

Last Sale Amount	\$75,000	Bedrooms	4
Last Sale Date	04/24/2025	Exterior	COMBINATION
Owner Occupied	N	Above Grade Living Area	1860 sq. ft.
Homestead Exemption	N	Finished Basement/Attic	0 sq. ft.
Year Built	1	Total Living Area	1,860sq.ft.

Value Summary

VALUATION	TRUE VALUE	ASSESSED VALUE
LAND	\$28,300	\$9,910
BUILDING	\$59,890	\$20,960
TOTAL	\$88,190	\$30,870
CAUV	\$0	-

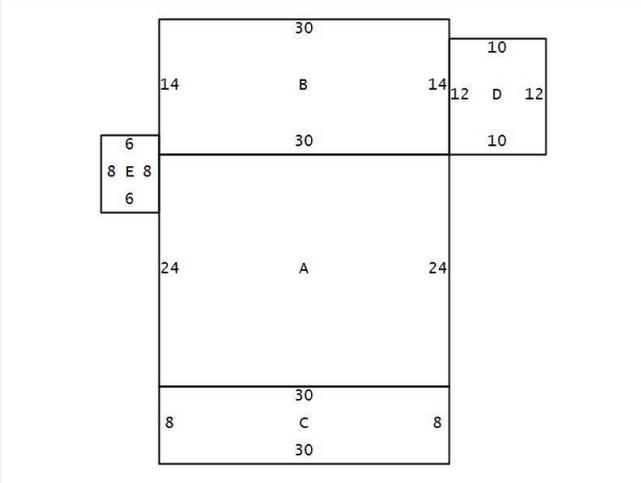
Parcel ID 432329007

Current Owner A BAKER ENTERPRISES LLC

Account Number 2132371

Residential Building Details Building 1 of 1

Building Sketch



Sketch Details

B	FRAME	1 STORY	420
C	FRAME	OPEN PORCH	240
E	FRAME	DECK	48
D	FRAME	DECK	120
A	FRAME	2 STORY	720

Occupancy	3 FAMILY UNIT
Construction Year	1
Remodel Year 1	0
Remodel Year 2	0
Condition	AVERAGE
Construction Cost	\$0.00
Remodel Cost	\$0.00
Foundation	STONE
Exterior	COMBINATION
Basement	QUARTER

Finished Basement	0 sq. ft.
Unfinished Attic	0 sq. ft.
Finished Attic/Living Area	0 sq. ft.
Number of Bedrooms	4
Family/Rec Room	NO
Wood Fireplace	0
Gas Fireplace	0
Heating System	FORCED AIR
Heat Source	GAS
Central Air Conditioning	NO
Full Baths	3
Half Baths	0
True Value	\$59,890.00

Special Features

SHARE WATER HEATER	\$0.00
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Parcel ID	432329007	Current Owner	A BAKER ENTERPRISES LLC	Account Number	2132371
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**Tax Information
Tax Year: 2025**

	First Half	Delinquent	Total Charge
Gross Tax	\$1,432.52	\$0.00	\$1,432.52
Net Gross	\$868.46	\$0.00	\$868.46
Non-Business Credit	\$66.06	\$0.00	\$66.06
Homestead	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00
Net Tax	\$802.40	\$0.00	\$802.40
Recoupment	\$0.00	\$0.00	\$0.00
Total Net Tax	\$802.40	\$0.00	\$802.40
Penalty	\$0.00	\$0.00	\$0.00
Special Assessments	\$126.54	\$0.00	\$126.54
SA Penalty	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00
Paid	\$0.00	\$0.00	\$0.00
Refunded	\$0.00	\$0.00	\$0.00
Due	\$928.94	\$0.00	\$928.94
Aug Tax Interest			\$0.00
Aug SA Interest			\$0.00
Dec Tax Interest			\$0.00
Dec SA Interest			\$0.00
Def Tax Interest			\$0.00
Def SA Interest			\$0.00
Amount Due			\$928.94

**Tax Information
Tax Year: 2024**

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$1,365.69	\$1,365.69	\$2,731.38	\$0.00	\$2,731.38
Net Gross	\$802.74	\$802.74	\$1,605.48	\$0.00	\$1,605.48
Non-Business Credit	\$66.58	\$66.58	\$133.16	\$0.00	\$133.16
Homestead	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Tax	\$736.16	\$736.16	\$1,472.32	\$0.00	\$1,472.32
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$736.16	\$736.16	\$1,472.32	\$0.00	\$1,472.32
Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Special Assessments	\$125.20	\$125.20	\$250.40	\$0.00	\$250.40
SA Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$861.36	\$861.36	\$1,722.72	\$0.00	\$1,722.72
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.00
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$0.00

Parcel ID	432329007	Current Owner	A BAKER ENTERPRISES LLC	Account Number	2132371
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**Tax Information
Tax Year: 2023**

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$1,046.39	\$1,046.39	\$2,092.78	\$0.00	\$2,092.78
Net Gross	\$655.92	\$655.92	\$1,311.84	\$0.00	\$1,311.84
Non-Business Credit	\$53.11	\$53.11	\$106.22	\$0.00	\$106.22
Homestead	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Tax	\$602.81	\$602.81	\$1,205.62	\$0.00	\$1,205.62
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$602.81	\$602.81	\$1,205.62	\$0.00	\$1,205.62
Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Special Assessments	\$67.21	\$67.21	\$134.42	\$0.00	\$134.42
SA Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$670.02	\$670.02	\$1,340.04	\$0.00	\$1,340.04
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.00
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$0.00

**Tax Information
Tax Year: 2022**

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$1,025.68	\$1,025.68	\$2,051.36	\$0.00	\$2,051.36
Net Gross	\$642.68	\$642.68	\$1,285.36	\$0.00	\$1,285.36
Non-Business Credit	\$51.94	\$51.94	\$103.88	\$0.00	\$103.88
Homestead	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Tax	\$590.74	\$590.74	\$1,181.48	\$0.00	\$1,181.48
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$590.74	\$590.74	\$1,181.48	\$0.00	\$1,181.48
Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Special Assessments	\$67.49	\$67.49	\$134.98	\$0.00	\$134.98
SA Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$658.23	\$658.23	\$1,316.46	\$0.00	\$1,316.46
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.00
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$0.00

Parcel ID

432329007

Current Owner

A BAKER ENTERPRISES LLC

Account Number

2132371

Tax Information
Tax Year: 2021

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$985.74	\$985.74	\$1,971.48	\$0.00	\$1,971.48
Net Gross	\$607.52	\$607.52	\$1,215.04	\$0.00	\$1,215.04
Non-Business Credit	\$48.14	\$48.14	\$96.28	\$0.00	\$96.28
Homestead	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Tax	\$559.38	\$559.38	\$1,118.76	\$0.00	\$1,118.76
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$559.38	\$559.38	\$1,118.76	\$0.00	\$1,118.76
Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Special Assessments	\$163.73	\$163.73	\$327.46	\$0.00	\$327.46
SA Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$723.11	\$723.11	\$1,446.22	\$0.00	\$1,446.22
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.00
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$0.00

Tax Information
Tax Year: 2020

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$836.81	\$836.81	\$1,673.62	\$0.00	\$1,673.62
Net Gross	\$546.11	\$546.11	\$1,092.22	\$0.00	\$1,092.22
Non-Business Credit	\$43.00	\$43.00	\$86.00	\$0.00	\$86.00
Homestead	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Tax	\$503.11	\$503.11	\$1,006.22	\$0.00	\$1,006.22
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$503.11	\$503.11	\$1,006.22	\$0.00	\$1,006.22
Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Special Assessments	\$163.06	\$163.06	\$326.12	\$0.00	\$326.12
SA Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$666.17	\$666.17	\$1,332.34	\$0.00	\$1,332.34
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.00
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$0.00

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**Tax Information
Tax Year: 2019**

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$790.85	\$790.85	\$1,581.70	\$0.00	\$1,581.70
Net Gross	\$500.95	\$500.95	\$1,001.90	\$0.00	\$1,001.90
Non-Business Credit	\$43.03	\$43.03	\$86.06	\$0.00	\$86.06
Homestead	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Tax	\$457.92	\$457.92	\$915.84	\$0.00	\$915.84
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$457.92	\$457.92	\$915.84	\$0.00	\$915.84
Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Special Assessments	\$163.05	\$163.05	\$326.10	\$0.00	\$326.10
SA Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$620.97	\$620.97	\$1,241.94	\$0.00	\$1,241.94
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.00
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$0.00

**Tax Information
Tax Year: 2018**

	First Half	Second Half	Total Current	Delinquent	Total Charge
Gross Tax	\$790.85	\$790.85	\$1,581.70	\$0.00	\$1,581.70
Net Gross	\$501.84	\$501.84	\$1,003.68	\$0.00	\$1,003.68
Non-Business Credit	\$43.11	\$43.11	\$86.22	\$0.00	\$86.22
Homestead	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Owner Occupied Credit	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Tax	\$458.73	\$458.73	\$917.46	\$0.00	\$917.46
Recoupment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total Net Tax	\$458.73	\$458.73	\$917.46	\$0.00	\$917.46
Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Special Assessments	\$163.08	\$163.08	\$326.16	\$0.00	\$326.16
SA Penalty	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Adders	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Remitters	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Paid	\$621.81	\$621.81	\$1,243.62	\$0.00	\$1,243.62
Refunded	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Aug Tax Interest					\$0.00
Aug SA Interest					\$0.00
Dec Tax Interest					\$0.00
Dec SA Interest					\$0.00
Def Tax Interest					\$0.00
Def SA Interest					\$0.00
Amount Due					\$0.00

Parcel ID	432329007	Current Owner	A BAKER ENTERPRISES LLC	Account Number	2132371
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Potential CAUV Recoupment

Potential CAUV Recoupment				
	2025	2024	2023	TOTAL
Potential Recoupment	\$0.00	\$0.00	\$0.00	\$0.00

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Tax Distribution

Recipient	1st Half	2nd Half	Full Year
County	\$70.81	\$70.81	\$141.62
Township	\$11.57	\$11.57	\$23.14
School	\$510.04	\$510.04	\$1,020.08
Vocational School	\$27.78	\$27.78	\$55.56
Corporation	\$163.88	\$163.88	\$327.76
Special District	\$18.34	\$18.34	\$36.68
Total	\$802.42	\$802.42	\$1,604.84

Parcel ID	432329007	Current Owner	A BAKER ENTERPRISES LLC	Account Number	2132371
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Payment History

Payment Date	Taxes	Assessments	Total
02/06/2025	\$1,472.32	\$250.40	\$1,722.72
03/08/2024	\$1,205.62	\$134.42	\$1,340.04
02/13/2023	\$1,181.48	\$134.98	\$1,316.46
02/22/2022	\$1,118.76	\$327.46	\$1,446.22
02/20/2021	\$1,006.22	\$326.12	\$1,332.34
02/10/2020	\$915.84	\$326.10	\$1,241.94
02/14/2019	\$917.46	\$326.16	\$1,243.62

Parcel ID

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Current Owner

A BAKER ENTERPRISES LLC

Account Number

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Refund History

No Refunds Found For Account

Parcel ID	432329007	Current Owner	A BAKER ENTERPRISES LLC	Account Number	2132371
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Sales History

Sale Date	Grantor	Grantee	Consideration	Convey No.
04-24-2025	LLC;HOMEFRONT INVESTMENTS IX	A BAKER ENTERPRISES LLC	\$75,000.00	2025-2359
08-25-2023	ROBERTS, JOHN MICHAEL & *	HOMEFRONT INVESTMENTS IX*	\$0.00	2023-4846
05-04-2015	MIDDLETON, RUTH I.	ROBERTS, JOHN MICHAEL & *	\$23,500.00	2015-2439
11-18-2011	MIDDLETON, RUTHERFORD &	MIDDLETON, RUTH I.	\$0.00	2011-6064
08-02-2005	MILLER, JEFFERY A.	MIDDLETON, RUTHERFORD &	\$0.00	2005-6687
05-27-2003	SMITH, THELMA JEAN & THEL	MILLER, JEFFERY A.	\$29,900.00	2003-4058
06-28-1999	SMITH, CHESTER & THELMA J	SMITH, THELMA JEAN & THEL	\$0.00	1999-4980
04-04-1996	MIDDLETON, RUTHERFORD & R	SMITH, CHESTER & THELMA J	\$35,000.00	1996-1764

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Value History

Tax Year	Value Description	2025	2024	2023
True Value	Land	\$28,300	\$28,300	\$16,050
	Building	\$59,890	\$59,890	\$48,970
	Total	\$88,190	\$88,190	\$65,020
CAUV	Land	\$0	\$0	\$0
Assessed Value	Land	\$9,910	\$9,910	\$5,620
	Building	\$20,960	\$20,960	\$17,140
	Total	\$30,870	\$30,870	\$22,760

Tax Year	Value Description	2022	2021	2020
True Value	Land	\$16,050	\$16,050	\$12,730
	Building	\$48,970	\$48,970	\$38,860
	Total	\$65,020	\$65,020	\$51,590
CAUV	Land	\$0	\$0	\$0
Assessed Value	Land	\$5,620	\$5,620	\$4,460
	Building	\$17,140	\$17,140	\$13,600
	Total	\$22,760	\$22,760	\$18,060

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Land Records

Method	Front Feet	Depth Feet	Acres	Sq. Ft.	Rate	Factor %	Adj. Rate	Adj. 1	%	Adj. 2	%	Value
FRONT FOOT	61	160	0.0000	0	\$200.00	116	\$232.00		0		0	\$28,300.00

Parcel ID

432329007

Current Owner

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Outbuildings

There Are No Outbuildings Associated With This Property