

BUCK TWP
KENTON SD

00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-020055.0000
M25

RES
2025

sale

Eff Rate:- 49.50 — 43.46 — 45.84 — 45.54 — a/r

2022	KAYLOR KEATON P & JEA	2017-01-24			
2023	KAYLOR KEATON P & JEA	2017-01-24			
2024	KAYLOR KEATON P & JEA	2017-01-24			
2025	KAYLOR KEATON P & JEANI	2017-01-24	10678-10663	2.002A	
	12642 SR 67	LWD			
	KENTON OH 43326	\$129,000			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	2.0020	2.0020	2.0020	2.0020	
Land100%	15600	20000	20000	20000	20010
Bldg100%	98740	144110	144110	144110	144120
Totl100%	114340t	164110t	164110t	164110t	164130t
Cauvl00%					
Tax Value:					
Land 35%	5460	7000	7000	7000	7000
Bldg 35%	34560	50440	50440	50440	50440
Totl 35%	40020t	57440t	57440t	57440t	57450t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1829.88	2299.26	2436.04	2419.60	
Sp-Asmnt	25.48	25.48	44.24	44.24	

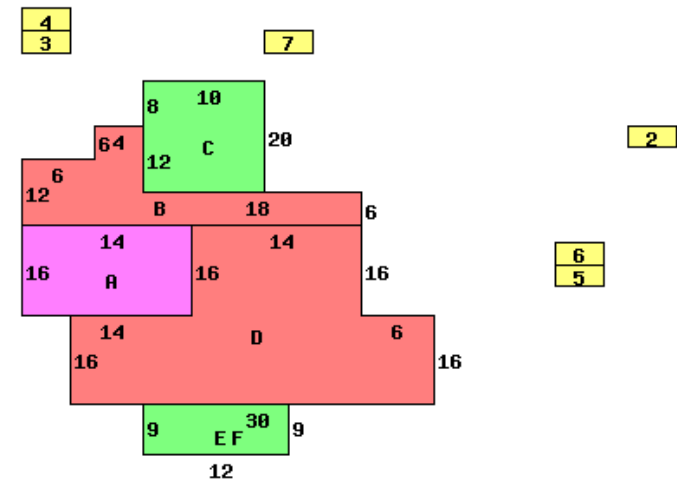
Orig Tax Year 1996
Parent: 04-020016.0000

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		224		a	*MAIN
1	F/C	A		252		b	ADDTN
1H	EFP	P		200	8000	c	PORCH
	F/C	A		704		d	ADDTN
	CAN	P		108	860	e	PORCH
	STP	P		108	430	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
32	1	2017-01-24	KAYLOR KEATON P & JEANIE	LWD	129000	13510	62890
523	1	2011-11-23	APPELFELLER JASON A	LWD	106000	13510	59090
343	1	2005-09-13	LOWE PHILLIP D & DARLA S	LQC *	0	11140	50170
825	1	1995-08-30	LOWE PHILLIP D	LWD	42000	0	0

Year	Land	Bldg	Total	Net Tax
2021	5460	34560	40020	1836.60
2020	5460	34560	40020	1590.08

project ben acres / % factor
902 MAIN DISTRICT CONSERVANCY XA/2025
279 SILVER CREEK - SCIOTO RIVER XA/2025
500 HARDIN COUNTY LANDFILL XA/2025



12642 SR 67 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	1180 104540
	Part Upper	FRAME	704 32640
	Subtotal		137180
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X	Heating	-2270
Floor/Pine	X X	Extra Features	9290
Number of Rooms	7 2	Total Value	144200
Bedrooms	3 2		
Plumbing		PUB ELECTRIC	
Standard	1	PRIV WATER	
		PRIV SEWER	
		PUB PAVED ST/RD	
		Neighborhood:	
		Code:	400
		Dwl/Gar/NC%	1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 F/C	1884	1884		C	1930VG	144200	.30		126180
2 Pole Build	1 M 0	60X32	1920		C	1978AV	23040	.65		8060
3 Shed	*PP 0	8X10	80			1990AV	400			400
4 P	CAN	8X10	80			OLD/	640	.65		220
5 POND	*.36AC		0			OLD/	0			0
6 P	DK	10X10	100		C	2020AV	1500	.15		1280
7 Pole Build		20X28	560		C	2022AV	8400	.05		7980
		acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
homesite		1.0000				15000	15000	15000	15000	
small acreage		1.0020				5000	5000	5010	5010	