BUCK TWP
KENTON SD 00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-020055.0000 RES
M25 2026

sale

2023	KAYLOR KEATON P & JEA	2017-01-24
2024	KAYLOR KEATON P & JEA	2017-01-24
2025	KAYLOR KEATON P & JEA	2017-01-24
2026	KAYLOR KEATON P & JEANI	2017-01-24 10678-10663 2.002A
	12642 SR 67	1WD
		$129,000
	KENTON OH 43326	

Orig Tax Year 1996
Parent: 04-020016.0000

Eff Rate:

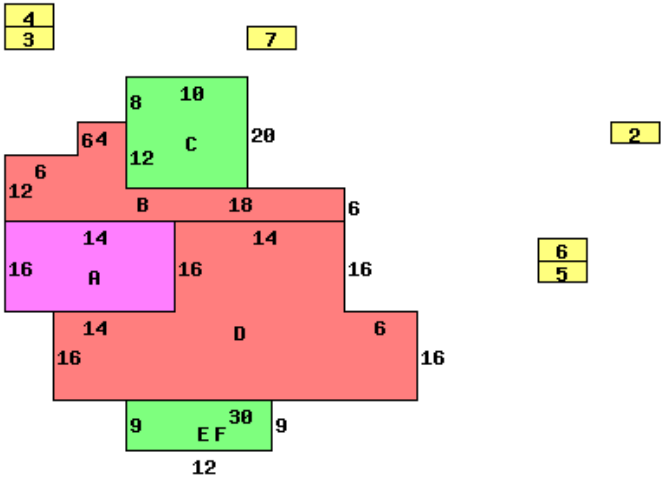
	43.46	45.84	45.54	45.54	a/r			
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.0020	2.0020	2.0020	2.0020	2.0020			
Land100%	20000	20000	20000	20000		20000	22260	22260
Bldg100%	144110	144110	144110	144110		144110	199630	199630
Totl100%	164110t	164110t	164110t	164110t		164110t	221890t	221890t
Cauv100%								
Tax Value:								
Land 35%	7000	7000	7000	7000		7000	7790	7790
Bldg 35%	50440	50440	50440	50440		50440	69870	69870
Totl 35%	57440t	57440t	57440t	57440t		57440t	77660t	77660t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2299.26	2436.04	2419.60	2419.60	2419.60			
Sp-Asmnt	25.48	44.24	44.24	44.24				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		224		a	*MAIN
1	F/C	A		252		b	ADDTN
	EFP	P		200	8000	c	PORCH
1H	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:bldg
32	1	2017-01-24	KAYLOR KEATON P & JEANIE	1WD	129000	13510	62890
523	1	2011-11-23	APPELFELLER JASON A	1WD	106000	13510	59090
343	1	2005-09-13	LOWE PHILLIP D & DARLA S	1QC *	0	11140	50170
825	1	1995-08-30	LOWE PHILIP D	1WD	42000	0	0

Year	Land	Bldg	Total	Net Tax
2022	5460	34560	40020	1829.88
2021	5460	34560	40020	1836.60

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

			Sq-Ft	Value
Story Height 1H				
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		
		PUB ELECTRIC	
Plumbing		PRIV WATER	
Standard	1	PRIV SEWER	
		PUB PAVED ST/RD	
		Neighborhood:	
		Code:	400
		Dwl/Gar/NC%	1.8000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value		
1	DWELLING	1 F/C		1884		C	1930VG	144200	.30		181690		
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	ELECTRIC	CONCRET FL

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.0020				5000	5000	5010	5010

Call Back: Sign: PSN Date: 2015-08-10 Lister: