BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-010002.0000 RES
HH131 2026

sale

2023 WINGFIELD THOMAS & RO	2015-09-08	
2024 WINGFIELD THOMAS & RO	2015-09-08	
2025 WINGFIELD THOMAS & RO	2015-09-08	
2026 WINGFIELD THOMAS & ROBE	2015-09-08	G-S PT OL 5
711 S MAIN ST	1WD	
	$0	
KENTON OH 43326		

2028 MTBB HOLDINGS LLC	2026-08-13	
711 S MAIN ST	WD	
KENTON OH 43326		

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

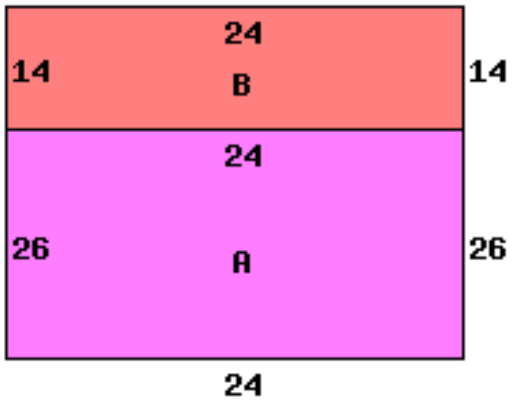
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	3060	3060	3060	3060		3060	3510	3510
Bldg100%	46910	46910	46910	46910		46910	66260	66270
Totl100%	49970t	49970t	49970t	49970t		49970t	69770t	69780t
Cauv100%								
Tax Value:								
Land 35%	1070	1070	1070	1070		1070	1230	1230
Bldg 35%	16420	16420	16420	16420		16420	23190	23190
Totl 35%	17490t	17490t	17490t	17490t		17490t	24420t	24420t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	719.12	760.78	755.76	755.76	755.76			
Sp-Asmnt	412.85	29.26	29.26	29.26				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
1	F/C	M		624	a	*MAIN
1	F/C	A		336	b	ADDTN

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
358	14	2026-08-13	MTBB HOLDINGS LLC	WD	*	0	3060	46910
346	1	2015-09-08	WINGFIELD THOMAS & ROBERT	1WD	*	0	2230	37340
453	1	2011-10-17	DEWULF WILLIAM J	1WD		46200	3370	8110
234	6	2006-05-30	WINGFIELD THOMAS A & ROB	6WD	*	0	3170	7310
149	8	2001-04-02	SHAFER RAYMOND	8WD		39065	2910	5510
405	15	2000-07-07	PARR CHRISTINE	15		69500	2910	5510
266	0	1988-04-14			*	0	0	7710

Year	Land	Bldg	Total	Net Tax
2022	750	14630	15380	718.46
2021	750	14630	15380	721.06

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



711 S MAIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	960	100780
	Subtotal			100780
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	Total Value	100780
Floor/Pine	X		
Number of Rooms	4	PUB SIDEWALK	
Bedrooms	2		
		Neighborhood:	
Central Heat	A	Code:	3600
		Dwl/Gar/NC%	1.3700
Plumbing			
Standard	1		

	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		960		D	1900GD	80620	.40		66270
2	Shed	*PP	6X6	36			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		27.00	134	94	138	130	3510	3510

Call Back: Sign: PSN Date: 2015-05-07 Lister: