BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-010026.0000 RES
HH39 2024

sale

2021	CLARK JACOB R	2020-06-10
2022	CLARK JACOB R	2020-06-10
2023	CLARK JACOB R	2020-06-10
2024	CLARK JACOB R	2020-06-10 BRUMMS 2ND N 33FT PT OL 7
	831 S WAYNE ST	2 16
		$0
	KENTON OH 43326	

Eff Rate: – 50.76 — 50.59 — 44.66 — 47.03 — a/r

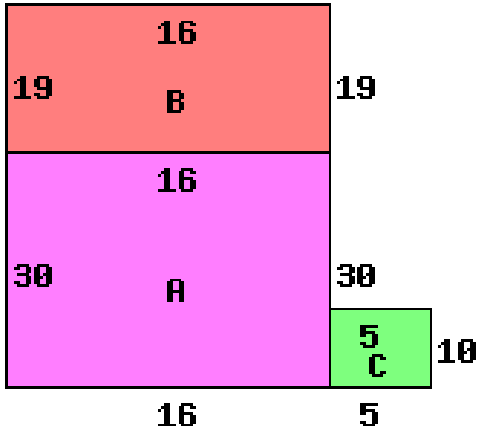
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	2970	2970	4290	4290	4290
Bldg100%	12940	12940	15510	15510	15500
Totl100%	15910t	15910t	19800t	19800t	19790t
Cauv100%					
Tax Value:					
Land 35%	1040	1040	1500	1500	1500
Bldg 35%	4530	4530	5430	5430	5430
Totl 35%	5570t	5570t	6930t	6930t	6930t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	261.14	260.18	284.92	301.44	
Sp-Asmnt	20.34	20.33	20.33	26.08	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		480		a	*MAIN
1	F/C	A		304		b	ADDTN
	STP	P		50	200	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
242	2	2020-06-10	CLARK JACOB R	2	*	0	2830	10370
342	2	2019-09-24	BURRIS MARGARET	2AD	*	0	2830	10370
490	2	2018-12-05	STATE OF OHIO FORFEITED L	2CO	*	0	2830	10370
20	2	2004-01-12	CASTILLO LUIS DIAZ & ANG	2WD		35000	2370	26910
650	2	2002-12-05	WINGFIELD THOMAS A ETAL	2WD		20800	2370	26910
116	1	1996-03-04	BILLENSTEIN JEREMY S	1WD		16000	2510	10310
669	1	1995-07-20	RYMAN LARRY & DEBRA	1SD		6000	2510	10310

Year	Land	Bldg	Total	Net Tax
2020	1040	4530	5570	226.82
2019	990	3630	4620	181.92

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2024			
500 HARDIN COUNTY LANDFILL	XA/2024			



831 S WAYNE ST 43326

Occupancy 1 Single Family

Story Height 1T
Floor Level

	Main	FRAME	784	95800
	Part Upper	FRAME	480	30850
	Subtotal			126650
Shingle	Roof	GABLE		

*DWELLING COMPUTATIONS

Sq-Ft	Value	
Heating	-1520	
Extra Features	200	
Total Value	125330	

B 1 2 U A

Plaster/Drywall	X X
Floor/Pine	X X
Number of Rooms	4 2
Bedrooms	2
Plumbing	
Standard	1

PUB SIDEWALK

Neighborhood:
Code: 3600
Dwl/Gar/NC% .9700

	Bldg Type	SHB+Cons 1T F/C	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING			1264		D+	OLD/VP	106530	.85		15500
2	Shed	*NV	10X10	100			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		33.00	175	108	120	130	4290	4290

Call Back: Sign: PSN Date: 2015-05-07 Lister: 06-010026.0000-v082020R