

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-010050.0000
HH54

RES
2025

sale

Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

2022 THOMAS AVERIE L	2021-09-23
2023 THOMAS AVERIE L	2021-09-23
2024 THOMAS AVERIE L	2021-09-23
2025 THOMAS AVERIE L	2021-09-23
842 S WAYNE ST	2021-09-23 G-S SUB PT VAC ALLEY OL 7
	3WD
	\$112,000
KENTON OH 43326	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4630	6600	6600	6600	6600
Bldg100%	90710	88490	88490	88490	88480
Totl100%	95340t	95090t	95090t	95090t	95080t
Cauv100%					
Tax Value:					
Land 35%	1620	2310	2310	2310	2310
Bldg 35%	31750	30970	30970	30970	30970
Totl 35%	33370t	33280t	33280t	33280t	33280t
Hmstd35%					
Owner Oc				29.34	
Hmstd RB					
Net Tax	1558.82	1368.36	1447.60	1408.70	
Sp-Asmnt	23.89	23.89	34.00	34.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		837		b	GRAGE
	F2	G		520	12480	c	ADDTN
1T	F/C	A		692		d	GRAGE
	F2	G		624	14980	e	PORCH
	OFP	P		84	2520	f	PORCH
	DK	P		300	4500	g	PORCH
	CAN	P		300	2400		

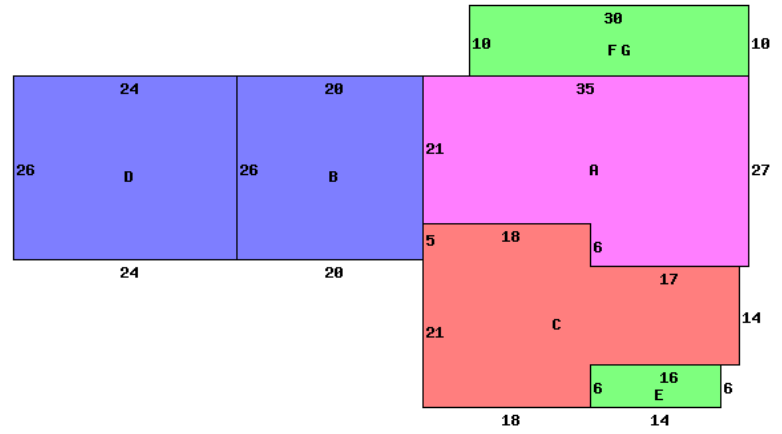
#: 59 L/W
060100590000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
507	3	2021-09-23	THOMAS AVERIE L	3WD	112000	4630	90710
137	3	2021-04-08	CHAMBERLAIN HELEN EILEEN	3WD *	0	4630	90710
35	3	2020-01-30	REED REBECCA L	3WD *	0	4400	72370
28	3	2020-01-28	CHAMBERLAIN HELEN EILEEN	3ct *	0	4400	72370
514	1	1989-06-27		LUN *	0	0	39510

Year	Land	Bldg	Total	Net Tax
2021	1620	31750	33370	1564.50
2020	1620	31750	33370	978.52

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025

ben acres / % factor



842 S WAYNE ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1T	Sq-Ft Value
Floor Level	Main FRAME 1529 120760
	Part Upper FRAME 692 39740
	Subtotal 160500
Shingle	Roof GABLE
	B 1 2 U A
Plaster/Drywall	X X Air Conditioning 3930
Floor/Pine	X X Plumbing 1400
Number of Rooms	4 3 Garages and Carports 27460
Bedrooms	3 Extra Features 9420
	Total Value 202710
Central Heat	A PUB PAVED ST/RD
FORCED AIR	
Central A/C	A
Plumbing	Neighborhood:
Standard	1 Code: 3600
Extra 2 Fixture	1 Dwl/Gar/NC% .9700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1 F/C	FtxFt	Area Rate	Grade	Cond Value	Dpr Dpr	Value
		2221		C	OLD/AV 202710	.55	88480
front lot	acres/	effective	depth	depth	actual	extended	true
	frontage	frontage	factor	factor	rate	value	value
		55.00	150	100	120	6600	6600

Call Back:

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

06-010050.0000-v082020R