

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-010051.0000
HH53

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
S WAYNE ST	2021-09-23 G-S SUB VAC ALLEY OL 6-7
	3WD
	\$112,000

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	599	599	599	599	599	599
Acres						
Land100%	3540	5030	5030	5030	5030	5040
Bldg100%	2460	2860	2860	2860	2860	2860
Totl100%	6000t	7890t	7890t	7890t	7890t	7900t
Cauv100%						
Tax Value:						
Land 35%	1240	1760	1760	1760	1760	1760
Bldg 35%	860	1000	1000	1000	1000	1000
Totl 35%	2100t	2760t	2760t	2760t	2760t	2770t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	98.12	113.48	120.04	119.26	119.26	
Sp-Asmnt	2.29	2.29	6.83	6.83		

060100520000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
507	3	2021-09-23	THOMAS AVERIE L	3WD	112000	3540	2460
137	3	2021-04-08	CHAMBERLAIN HELEN EILEEN	3WD *	0	3540	2460
35	3	2020-01-30	REED REBECCA L	3WD *	0	3370	2460
28	3	2020-01-28	CHAMBERLAIN HELEN EILEEN	3CT *	0	3370	2460
514	1	1989-06-27		1UN *	0	2400	0

Year	Land	Bldg	Total	Net Tax
2021	1240	860	2100	98.46
2020	1240	860	2100	85.52

Project
902 MAIN DISTRICT CONSERVANCY XA/2025 ben acres / % factor



S WAYNE ST

PUB ALLEY

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

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
		FtxFt	Area	Grade	Cond	Value	Dpr	Value
1 Pole Build		20X34	680	C	1991AV	8160	.65	2860
front lot	acres/ frontage	effective	depth	depth	actual	effective	extended	true
		frontage	depth	factor	rate	rate	value	value
		42.00	150	100	120	120	5040	5040

Call Back: Sign: PSN Date: 2015-05-07 Lister: 06-010051.0000-v082020R