BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-010051.0000 RES
HH53 2026

sale

2023 THOMAS AVERIE L	2021-09-23	
2024 THOMAS AVERIE L	2021-09-23	
2025 THOMAS AVERIE L	2021-09-23	
2026 THOMAS AVERIE L	2021-09-23	G-S SUB VAC ALLEY OL 6-7
S WAYNE ST	3WD	
	$112,000	

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	599	599	599	599	0	599	599	599
Acres								
Land100%	5030	5030	5030	5030		5030	5800	5800
Bldg100%	2860	2860	2860	2860		2860	2860	2860
Totl100%	7890t	7890t	7890t	7890t		7890t	8660t	8660t
Cauv100%								
Tax Value:								
Land 35%	1760	1760	1760	1760		1760	2030	2030
Bldg 35%	1000	1000	1000	1000		1000	1000	1000
Totl 35%	2760t	2760t	2760t	2760t		2760t	3030t	3030t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	113.48	120.04	119.26	119.26	119.26			
Sp-Asmnt	2.29	6.83	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
2022	1240	860	2100	98.12
2021	1240	860	2100	98.46

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

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S WAYNE ST

PUB ALLEY

Neighborhood:
Code: 3600
Dwl/Gar/NC% 1.3700

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Build		20X34	680		C	1991AV	8160	.65		2860

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		42.00	150	100	138	138	5800	5800

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