BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-040023.0000 RES
CC134 2026

sale

2023 CLARK YOLANDA	1999-08-26	
2024 CLARK YOLANDA	1999-08-26	
2025 CLARK YOLANDA	1999-08-26	
2026 CLARK YOLANDA	1999-08-26	RIVERSIDE 34
424 PARK AVE	1QC	
	$0	
KENTON OH 43326		

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

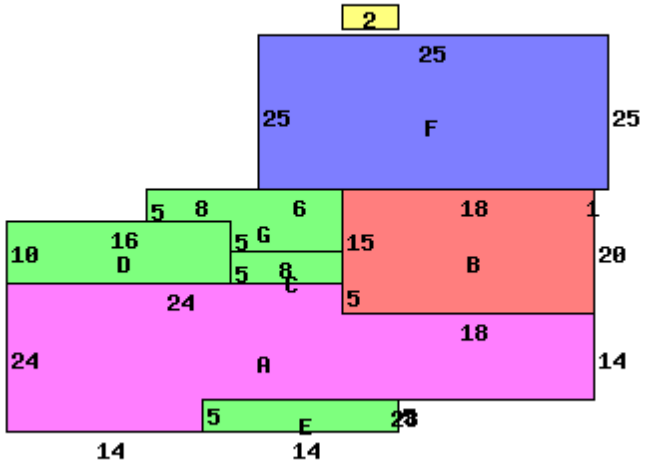
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5340	5340	5340	5340		5340	6140	6150
Bldg100%	51170	51170	51170	51170		51170	72030	72040
Totl100%	56510t	56510t	56510t	56510t		56510t	78170t	78190t
Cauv100%								
Tax Value:								
Land 35%	1870	1870	1870	1870		1870	2150	2150
Bldg 35%	17910	17910	17910	17910		17910	25210	25210
Totl 35%	19780t	19780t	19780t	19780t		19780t	27360t	27370t
Hmstd35%								
Owner Oc	17.50	17.48	17.44	17.44	17.44			
Hmstd RB	368.96	417.58	429.66	429.66	429.66			
Net Tax	426.82	425.32	407.60	407.60	407.60			
Sp-Asmnt	20.92	30.40	30.40	30.40				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		778		a	*MAIN
1	F/C	A		360		b	ADDTN
	EFP	P		40	1600	c	PORCH
	OFP	P		160	4800	d	PORCH
	OFP	P		70	2100	e	PORCH
	F	G		625	15000	f	GRAGE
	PAT	P		110	330	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
507	1	1999-08-26	CLARK YOLANDA	1QC	*	0	3540	16230
506	1	1999-08-26	CLARK TIM & ROBERT	1CT	*	0	3540	16230
257	1	1997-07-03	CLARK SHARON LIGHTNER	1QC	*	0	3540	16230
256	1	1997-07-03	CLARK SHARON LIGHTNER ET	1AF	*	0	3540	16230
255	1	1997-07-03	LIGHTNER FRANCES L ETAL	1AF	*	0	3540	16230

Year	Land	Bldg	Total	Net Tax
2022	1310	13020	14330	255.28
2021	1310	13020	14330	256.22

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



424 PARK AVE 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1138	105030
	Subtotal			105030
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Garages and Carports	15000
Floor/Pine	X	Extra Features	8830
Number of Rooms	4	Total Value	128860
Bedrooms	2		
		PUB ALLEY	
Central Heat	A		
FORCED AIR		Neighborhood:	
Plumbing		Code:	3600
Standard	1	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	DWELLING	1 F/C		1138		C-	OLD/AV	115970	.55		71500
2	Shed		10X16	160		D	1990AV	1540	.65		540

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	120	89	138	123	6150	6150

Call Back: Sign: PSN Date: 2015-11-17 Lister: 06-040023.0000-v082020R