

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-040040.0000
CC122

RES
2025

sale

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

2022 MURPHY THOMAS E	2006-04-28
2023 MURPHY DIANE E	2022-09-14
2024 SHERWOOD KIMBERLY	2023-08-10
2025 WILKERSON KEITH M	2024-07-29 RIVERSIDE 80
213 PARK AVE	LWD
KENTON OH 43326	\$10,000

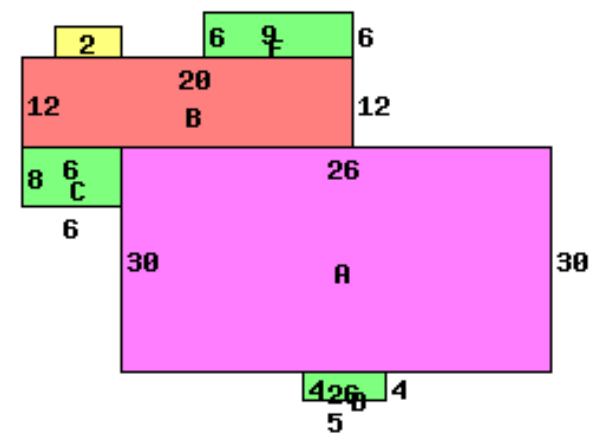
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3740	5340	5340	5340	5350
Bldg100%	34430	44110	44110	44110	44100
Totl100%	38170t	49460t	49460t	49460t	49450t
Cauv100%					
Tax Value:					
Land 35%	1310	1870	1870	1870	1870
Bldg 35%	12050	15440	15440	15440	15430
Totl 35%	13360t	17310t	17310t	17310t	17310t
Hmstd35%					
Owner Oc	12.96				
Hmstd RB	400.22				
Net Tax	210.90	711.72	752.92	747.96	
Sp-Asmnt	20.83	20.83	29.47	29.47	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/S	M		780		b	ADDN
1	B	A		240		c	PORCH
	OFF	P		48	1440	d	PORCH
	STP	P		20	80	e	PORCH
	DK	P		54	810		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
307	1	2024-07-29	WILKERSON KEITH M	LWD *	10000	5340	44110
330	1	2023-08-10	SHERWOOD KIMBERLY	LQC *	0	3740	34430
328	2	2023-08-10	SHERWOOD KIMBERLY ETAL	2CT *	0	3740	34430
432	1	2022-09-14	MURPHY DIANE E	1AF *	0	3740	34430
189	1	2006-04-28	MURPHY THOMAS E	1 *	0	3740	23310
230	1	2005-06-24	MURPHY THOMAS E & PATRIC	1SD *	0	3400	20060

Year	Land	Bldg	Total	Net Tax
2021	1310	12050	13360	211.68
2020	1310	12050	13360	183.24

Project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			
500 HARDIN COUNTY LANDFILL			



213 PARK AVE 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	FRAME 1020 102660
	Basement	240 4920
	Subtotal	107580
Metal	Roof	HIP
	B 1 2 U A	
Plaster/Drywall	P	Heating -645
Panelled Wall	X	Extra Features 2330
Unfinished Wall	X	Total Value 109265
Floor/Pine	X	
Floor/Carpet	X	PUB SIDEWALK
Floor/Tile-Lino	L	
Number of Rooms	5	Neighborhood:
Bedrooms	2	Code: 3600
		Dwl/Gar/NC% .9700
Floor/Wall	X	
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	FtxFt	Area	Grade	Cond	Value	Dpr	Dpr
2 Garage		14X18	252	C-	OLD/AV	98340	.55	42930
				D	OLD/PR	4840	.75	1170
front lot	acres/ frontage	effective frontage	depth	actual factor	effective rate	extended value	true value	
		50.00	120	89	120	107	5350	5350