BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-040067.0000 RES
CC116 2026

sale

2023	RUSH HAROLD N SR & ME	2020-03-11
2024	RUSH HAROLD N SR & ME	2020-03-11
2025	RUSH HAROLD N SR & ME	2020-03-11
2026	RUSH HAROLD N SR & MELI	2020-03-11 RIVERSIDE 86
	226 SMITH AVE	1SD
		$60,000
	KENTON OH 43326	

Eff Rate:- 44.66 47.03 46.74 46.74 a/r

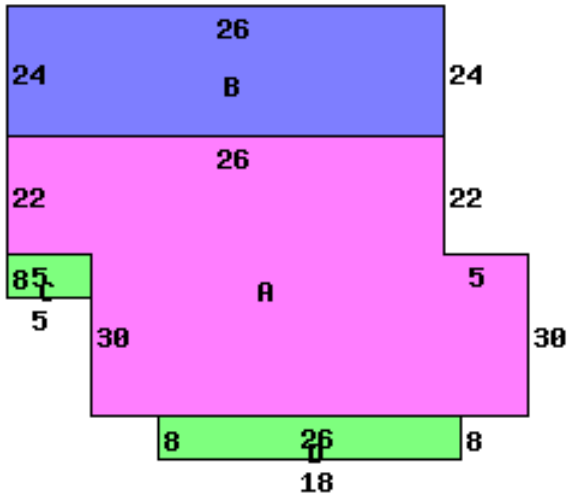
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5340	5340	5340	5340		5340	6140	6150
Bldg100%	54940	54940	54940	54940		54940	77600	77610
Totl100%	60290t	60290t	60290t	60290t		60290t	83740t	83760t
Cauv100%								
Tax Value:								
Land 35%	1870	1870	1870	1870		1870	2150	2150
Bldg 35%	19230	19230	19230	19230		19230	27160	27160
Totl 35%	21100t	21100t	21100t	21100t		21100t	29310t	29320t
Hmstd35%								
Owner Oc	18.68	18.66	18.60	18.60	18.60			
Hmstd RB								
Net Tax	848.86	899.14	893.16	893.16	893.16			
Sp-Asmnt	20.94	30.67	30.67	30.67				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1352		a	*MAIN
	F2	G		624	14980	b	GRAGE
	OFP	P		40	1200	c	PORCH
	WDD	P		144	2160	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
100	1	2020-03-11	RUSH HAROLD N SR & MELIND	1SD		60000	3540	31890
17	1	2008-01-11	HIGH NICK A	1WD	*	10000	3740	32630
402	1	2007-08-03	BENEFICIAL OHIO INC	1SH	*	25000	3740	32630

Year	Land	Bldg	Total	Net Tax
2022	1310	13990	15300	699.88
2021	1310	13990	15300	717.32

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



226 SMITH AVE 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1352	107540
	Subtotal			107540
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	Garages and Carports	14980
Panelled Wall	X	Extra Features	3360
Floor/Hardwood	X	Total Value	125880
Number of Rooms	6		
Bedrooms	3	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3600
Plumbing		Dwl/Gar/NC%	1.3700
Standard	1		

	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		1352		C	OLD/AV	125880	.55		77610

	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:

06-040067.0000-v082020R