

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-040078.0000
CC74

RES
2023

sale

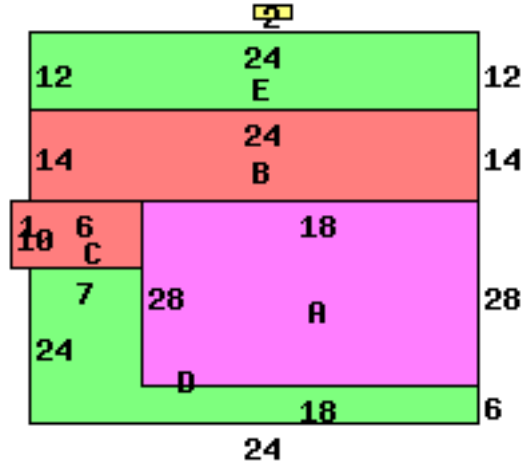
2020 GILLEN GENE H & PAMEL
2021 GILLEN GENE H & PAMEL
2022 GILLEN GENE H & PAMEL
2023 GILLEN GENE H & PAMELA
303 SMITH AVE
RIVERSIDE 158
KENTON OH 43326 \$0 12.1-05-04-078

Eff Rate:-	44.63	50.76	50.59	44.66	a/r
Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3740	3740	3740	5340	5350
Bldg100%	60400	60400	60400	84510	84510
Totl100%	64140t	64140t	64140t	89860t	89860t
Cauvl00%					
Tax Value:					
Land 35%	1310	1310	1310	1870	1870
Bldg 35%	21140	21140	21140	29580	29580
Totl 35%	22450t	22450t	22450t	31450t	31450t
Hmstd35%					
Owner Oc	21.94	21.78	21.78	27.84	
Hmstd RB	347.76	401.72	400.22	368.96	
Net Tax	544.52	629.02	626.70	896.32	
Sp-Asmnt	21.52	21.52	21.52	21.52	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1T	F/C	M		504		b	ADDTN
1 B	F	A		336		c	ADDTN
1 B	F	A		70		d	PORCH
	OFF	P		252	7560	e	PORCH
	OFF	P		288	8640		

Year	Land	Bldg	Total	Net Tax
2019	1240	18750	19990	431.12
2018	1240	18750	19990	431.58

Project
902 MAIN DISTRICT CONSERVANCY XA/2023
500 HARDIN COUNTY LANDFILL XA/2023



303 SMITH AVE 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1T	Sq-Ft	Value
Floor Level		
Main	FRAME	910 99660
Part Upper	FRAME	504 31590
Basement		84 2060
Subtotal		133310
Metal	Roof	GABLE
Plaster/Drywall	X X	Air Conditioning 2430
Floor/Pine	X X	Extra Features 16200
Number of Rooms	3 2	Total Value 151940
Bedrooms	2	
Central Heat	A	PUB ALLEY
FORCED AIR		Neighborhood:
Central A/C	A	Code: 3600
Plumbing		Dwl/Gar/NC% .9700
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1T F/C	FtxFt	Area	Grade	Cond	Value	Dpr	Value
2 Garage		22X24	528	C-	1930GD	136750	.40	79590
				C	1995AV	12670	.60	4920
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
		50.00	120	89	120	5350	5350	