

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-050049.0000
V26

RES
2025

sale

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

2022	JAEGER HEATHER	2017-03-09
2023	JAEGER HEATHER	2017-03-09
2024	JAEGER HEATHER	2017-03-09
2025	JAEGER HEATHER	2017-03-09 RIVERSIDE 107
	710 SMITH AVE	LWD
	KENTON OH 43326	\$18,000

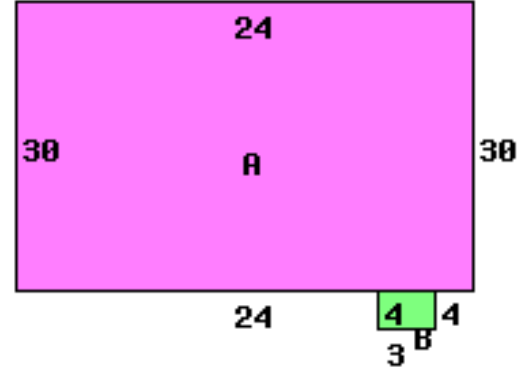
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3740	5340	5340	5340	5350
Bldg100%	6860	12310	12310	12310	12310
Totl100%	10600t	17660t	17660t	17660t	17660t
Cauv100%					
Tax Value:					
Land 35%	1310	1870	1870	1870	1870
Bldg 35%	2400	4310	4310	4310	4310
Totl 35%	3710t	6180t	6180t	6180t	6180t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	173.30	254.10	268.80	267.02	
Sp-Asmnt	20.24	20.24	26.00	26.00	

2026	RIGDON DAVID	2025-07-09
	710 SMITH AVE	LWD
	KENTON OH 43326	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		720	180	b	PORCH
DK	P			12			
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
288	1	2025-07-09	RIGDON DAVID	LWD	6000	5340	12310
102	1	2017-03-09	JAEGER HEATHER	LWD	18000	3910	3600
464	12	2006-11-14	PARR ALLEN	12 *	0	3310	6630
404	7	2000-07-07	PARR ALLEN E & BEVERLEE	7AD *	25500	2940	10000
266	0	1988-04-14			0	0	4030

Year	Land	Bldg	Total	Net Tax
2021	1310	2400	3710	173.94
2020	1310	2400	3710	151.08

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



710 SMITH AVE 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS		
Story Height	1	Sq-Ft	Value	
Floor Level	Main	FRAME	720 90500	
Metal	Subtotal	Roof	GABLE	90500
Unfinished Wall	X	Extra Features	180	
Number of Rooms	4	Total Value	90680	
Bedrooms	2	PUB PAVED ST/RD		
Central Heat	A	Neighborhood:		
Plumbing		Code:	3600	
Standard	1	Dwl/Gar/NC%	.9700	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	FtxFt	Area	Grade	Value	Dpr	Dpr	Value
			720	D	OLD/FR	72540	.65 .50	12310
front lot	acres/	effective	depth	depth	actual	effective	extended	true
	frontage	frontage	depth	factor	rate	rate	value	value
		50.00	120	89	120	107	5350	5350