BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-050113.0000 RES
CC13 2026

## sale

| | | |
|---|---|---|
| 2023 | WILKERSON KEITH M | 2016-12-28 |
| 2024 | WILKERSON KEITH M | 2016-12-28 |
| 2025 | WILKERSON KEITH M | 2016-12-28 |
| 2026 | WILKERSON KEITH M | 2016-12-28 RIVERSIDE 237 |
| | 621 ROBINSON AVE | 1WD |
| | | $5,500 |
| | KENTON OH 43326 | |

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

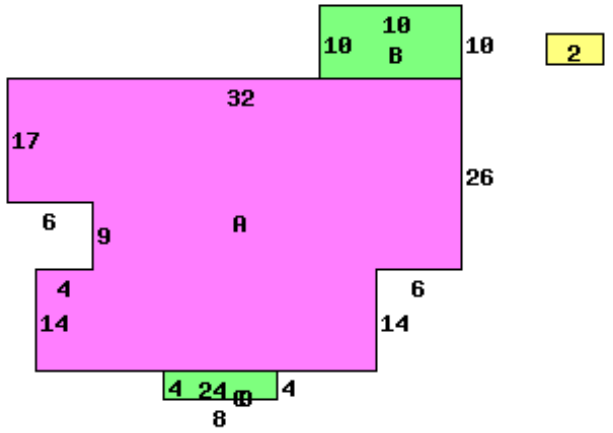
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 5340 | 5340 | 5340 | 5340 | | 5340 | 6140 | 6150 |
| Bldg100% | 27340 | 27340 | 27340 | 27340 | | 27340 | 38600 | 38600 |
| Totl100% | 32690t | 32690t | 32690t | 32690t | | 32690t | 44740t | 44750t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 1870 | 1870 | 1870 | 1870 | | 1870 | 2150 | 2150 |
| Bldg 35% | 9570 | 9570 | 9570 | 9570 | | 9570 | 13510 | 13510 |
| Totl 35% | 11440t | 11440t | 11440t | 11440t | | 11440t | 15660t | 15660t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 470.38 | 497.60 | 494.32 | 494.32 | 494.32 | | | |
| Sp-Asmnt | 20.63 | 27.70 | 27.70 | 27.70 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1114 | | a | *MAIN |
| | DK | P | | 100 | 1500 | b | PORCH |
| | CAN | P | | 32 | 260 | c | PORCH |
| | DK | P | | 32 | 480 | d | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 586 | 1 | 2016-12-28 | WILKERSON KEITH M | 1WD | | 5500 | 3910 | 15770 |
| 214 | 1 | 2016-06-10 | HOME SAVINGS & LOAN CO TH | 1SH | * | 19333 | 3910 | 15770 |
| 111 | 1 | 2007-03-26 | TITUS DOUGLAS L | 1AF | * | 0 | 2800 | 16540 |
| 177 | 1 | 1998-04-01 | TITUS DOUGLAS L & DEBRA | 1QC | * | 20000 | 2660 | 8770 |
| 137 | 1 | 1998-03-30 | TITUS DENNIS W ETAL | 1CT | * | 0 | 2660 | 8770 |
| 675 | 1 | 1988-08-22 | | 1UN | * | 0 | 9830 | 0 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 1310 | 8370 | 9680 | 452.18 |
| 2021 | 1310 | 8370 | 9680 | 453.82 |

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




621 ROBINSON AVE 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1114 | 102810 |
| | Subtotal | | | 102810 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Air Conditioning | 1970 |
| Floor/Carpet | X | Extra Features | 2240 |
| Number of Rooms | 6 | Total Value | 107020 |
| Bedrooms | 3 | | |
| | | PUB PAVED ST/RD | |
| Central Heat | A | PUB SIDEWALK | |
| FORCED AIR | | | |
| Central A/C | A | 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 | | 1114 | | C- | OLD/AV | 96320 | .55 | .35 | 38600 |

| | 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: 2015-11-16 Lister:

06-050113.0000-v082020R