

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-050120.0000
CC21

RES
2025

sale

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

| | | |
|------|-------------------------|------------|
| 2022 | JOHNSON DAVID E & MEL | 2013-09-18 |
| 2023 | JOHNSON DAVID E & MEL | 2013-09-18 |
| 2024 | JOHNSON DAVID E & MEL | 2013-09-18 |
| 2025 | JOHNSON DAVID E & MELIS | 2013-09-18 |
| | 727 ROBINSON AVE | 2SD |
| | KENTON OH 43326 | \$57,500 |

| | | | | | | |
|------------|--------|--------|--------|--------|--------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | 2025 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 510 | 510 |
| Acres | | | | | | |
| Land100% | 3740 | 5340 | 5340 | 5340 | 5340 | 5350 |
| Bldg100% | 25940 | 30490 | 30490 | 30490 | 30490 | 30490 |
| Totl100% | 29690t | 35830t | 35830t | 35830t | 35830t | 35840t |
| Cauv100% | | | | | | |
| Tax Value: | | | | | | |
| Land 35% | 1310 | 1870 | 1870 | 1870 | 1870 | 1870 |
| Bldg 35% | 9080 | 10670 | 10670 | 10670 | 10670 | 10670 |
| Totl 35% | 10390t | 12540t | 12540t | 12540t | 12540t | 12540t |
| Hmstd35% | | | | | | |
| Owner Oc | | | | | | |
| Hmstd RB | | | | | | |
| Net Tax | 485.34 | 515.60 | 545.46 | 541.86 | 541.86 | |
| Sp-Asmnt | 20.65 | 20.65 | 28.06 | 28.06 | | |

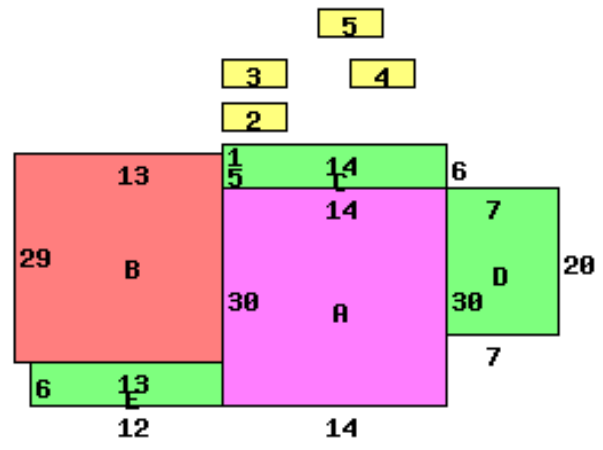
| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 2 | F/C | M | | 420 | | b | ADDN |
| 1 | F/C | A | | 377 | | c | PORCH |
| | EFP | P | | 84 | 3360 | d | PORCH |
| | OFF | P | | 140 | 4200 | e | PORCH |
| | EFP | P | | 72 | 2880 | | |

| | | | | | | | |
|-------|----|------------|---------------------------|---------------|--------|---------|---------|
| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:blgd |
| 454 | 2 | 2013-09-18 | JOHNSON DAVID E & MELISSA | 2SD | 57500 | 3910 | 31540 |
| 228 | 2 | 2012-06-08 | WINGFIELD THOMAS A ETAL | 2WD * | 0 | 3910 | 31540 |
| 288 | 2 | 2009-07-13 | DAVIS BRBEAN A | 2WD * | 65000 | 2490 | 32140 |
| 625 | 2 | 2005-09-16 | WINGFIELD THOMAS A ETAL | 2SH | 18666 | 2140 | 26800 |

| | | | | |
|------|------|------|-------|---------|
| Year | Land | Bldg | Total | Net Tax |
| 2021 | 1310 | 9080 | 10390 | 487.12 |
| 2020 | 1310 | 9080 | 10390 | 423.10 |

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025

ben acres / % factor



727 ROBINSON AVE 43326

| | | |
|-----------------|-----------------|------------------------|
| Occupancy | 1 Single Family | *DWELLING COMPUTATIONS |
| Story Height | 2 | Sq-Ft Value |
| Floor Level | Main | FRAME 797 97390 |
| | Full Upper | FRAME 420 37650 |
| | Subtotal | 135040 |
| Metal | Roof | GABLE |
| | B 1 2 U A | |
| Plaster/Drywall | X X | Extra Features 10440 |
| Panelled Wall | X | Total Value 145480 |
| Floor/Pine | X X | |
| Floor/Carpet | X | PUB PAVED ST/RD |
| Number of Rooms | 4 2 | PUB SIDEWALK |
| Bedrooms | 1 2 | |
| Central Heat | A | Neighborhood: |
| FORCED AIR | | Code: 3600 |
| Plumbing | | Dwl/Gar/NC% .9700 |
| Standard | 1 | |

| | | | | | | | | | |
|------------|-----------------|--------------------|-------|--------------|-------------|----------------|----------------|------------|-------|
| Bldg Type | SHB+Cons | DixHt | Unit | Grade | Blt/Renov | Replace | Phy | Fnc | True |
| 1 DWELLING | 2 F/C | | 1217 | D+ | OLD/PR | 123660 | .75 | Dpr | 29990 |
| 2 Garage | *SV CB 0 | 20X26 | 520 | | OLD/ | 500 | | | 500 |
| 3 Shed | *PP | 8X10 | 80 | | 2014AV | 0 | | | 0 |
| 4 Shed | *PP | 8X16 | 128 | | 2020AV | 0 | | | 0 |
| 5 Shed | *PP | 8X10 | 80 | | 2017AV | 0 | | | 0 |
| front lot | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value | |
| | | 50.00 | 120 | 89 | 120 | 107 | 5350 | 5350 | |