

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-060038.0000
GG49

RES
2025

sale

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

2022 DOORNBOS RACHEL	2011-02-01
2023 DOORNBOS RACHEL	2011-02-01
2024 DOORNBOS RACHEL	2011-02-01
2025 DOORNBOS RACHEL	2011-02-01 ESPYS 2ND E PT 60-61
344 W RAILROAD ST	LWD
KENTON OH 43326	\$48,625

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	2860	4090	4090	4090	4080
Bldg100%	46540	54940	54940	54940	54940
Totl100%	49400t	59030t	59030t	59030t	59020t
Cauv100%					
Tax Value:					
Land 35%	1000	1430	1430	1430	1430
Bldg 35%	16290	19230	19230	19230	19230
Totl 35%	17290t	20660t	20660t	20660t	20660t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	807.66	849.46	898.66	892.72	
Sp-Asmnt	22.04	22.04	30.27	30.27	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1T	F/C	M		720		b	PORCH
	OFF	P		220	6600	c	PORCH
	OFF	P		108	3240	d	ADDTN
	F	A		10			

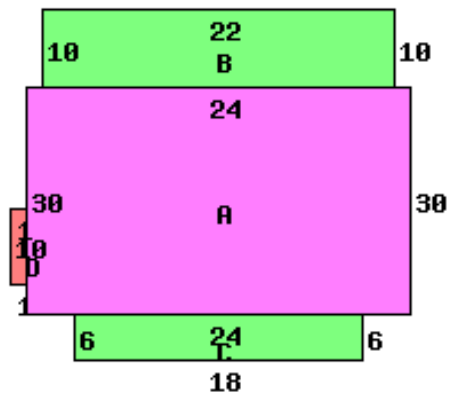
#: 39, L/W
Land Contract Karen Louise Patrick & Robert Eugene Nickles 3-4-02
060600390000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
48	1	2011-02-01	DOORNBOS RACHEL	LWD	48625	3000	28230
281	1	2010-06-15	WEAVER PHILLIP	LWD *	8300	3000	14110
438	1	2007-08-20	ROBY LEROY & SANDY	LWD *	9500	2860	26510
661	1	2006-10-25	DEUTSCHE BANK TRUSTEE	LDD *	15300	2860	26510
406	1	2006-10-02	PATRICK KAREN LOUISE	LQC *	0	2860	26510
109	1	2003-03-07	PATRICK KAREN LOUISE	LWD	45000	2600	23230

Year	Land	Bldg	Total	Net Tax
2021	1000	16290	17290	810.62
2020	1000	16290	17290	704.08

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

2



344 W RAILROAD ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1T	Sq-Ft Value
Floor Level	Main FRAME 730 91760
	Part Upper FRAME 720 40060
	Subtotal 131820
Shingle	Roof GABLE
Plaster/Drywall	P X Heating -1800
Floor/Pine	X Extra Features 9840
Floor/Carpet	X X Total Value 139860
Floor/Tile-Lino	L L
Number of Rooms	3 2 PUB ALLEY
Bedrooms	1 2
Plumbing	Neighborhood:
Standard 1	Code: 3600
	Dwl/Gar/NC% .9700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	LT F/C	FtxFt Area	Rate	Grade	Cond Value	Dpr	Dpr	Value
2 Shed	*NV	6X7 1450	63	C-	OLD/AV 125870	.55		54940
		acres/ frontage	effective depth	actual factor	effective rate	extended value	true value	
front lot		40.00 110	85	120	102	4080	4080	