

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-060043.0000
GG53

RES
2025

sale

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

2022	HOWARD GARY L & WAVA	1999-02-05			
2023	HOWARD GARY L & WAVA	1999-02-05			
2024	HOWARD GARY L & WAVA	1999-02-05			
2025	HOWARD GARY L & WAVA J 322 W RAILROAD ST	1999-02-05 ESPYS 2ND 66 1FD			\$30,000
KENTON OH 43326					

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	520	520	520	520	520
Acres					
Land100%	4860	6940	6940	6940	6930
Bldg100%	34260	39860	39860	39860	39870
Totl100%	39110t	46800t	46800t	46800t	46800t
Cauvl00%					

2026	SEITZ JAMES D & PAULINE 322 W RAILROAD ST	2025-02-07 1SD			
KENTON OH 43326					

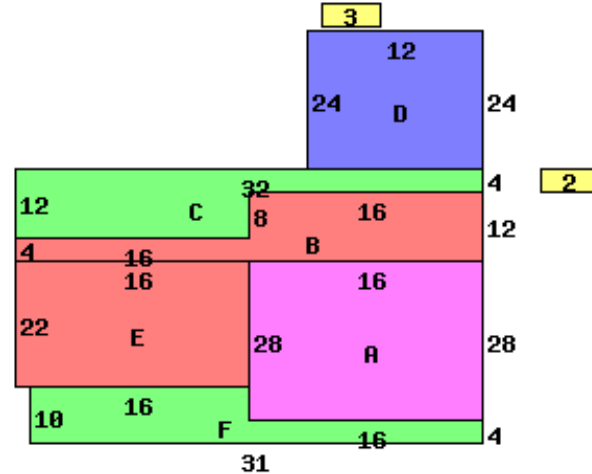
Tax Value:					
Land 35%	1700	2430	2430	2430	2430
Bldg 35%	11990	13950	13950	13950	13950
Totl 35%	13690t	16380t	16380t	16380t	16380t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	639.52	673.50	712.48	707.78	
Sp-Asmnt	38.82	38.82	46.97	46.97	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		448		b	ADDTN
1	F/C	A		256		c	PORCH
	EFF	P		256	10240	d	GRAGE
1 Q	CAR1	G		288	2260	e	ADDTN
	F/C	A		352		f	PORCH
	OFF	P		214	6420		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
52	1	2025-02-07	SEITZ JAMES D & PAULINE	1SD	27000	6940	39860
56	1	1999-02-05	HOWARD GARY L & WAVA J	1FD	30000	4630	25140
63	0	1986-01-28			0	0	27600

Year	Land	Bldg	Total	Net Tax
2021	1700	11990	13690	641.84
2020	1700	11990	13690	557.48

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



322 W RAILROAD ST 43326

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1H	Sq-Ft Value
Floor Level	Main	FRAME 1056 101590
	Part Upper	FRAME 448 24730
	Qtr Story	FRAME 352 6280
	Basement	224 4590
	Subtotal	137190
Shingle	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	X X X	1 / Extra Living Units 3500
Panelled Wall	X	Plumbing 3500
Unfinished Wall	X	Garages and Carports 2260
Floor/Pine	X X X	Extra Features 16660
Floor/Carpet	X X X	Total Value 163110
Number of Rooms	1 5 3	
Bedrooms	3	
Central Heat	A	Neighborhood: Code: 3600
GRAV AIR		Dwl/Gar/NC% .9700
Plumbing		
Standard	2	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F		1504	C-	OLD/FR 146800	.65	.20	39870
2 Shed	*PP MT	10X10	0		OLD/FR 0			0
3 Shed	*PP		0		OLD/ 0			0
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
		55.00	165	105	120	126	6930	6930

Call Back:

Sign: PSN Date: 2014-11-18 Lister:

06-060043.0000-v082020R