

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-060046.0000
GG55

RES
2025

sale

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

2022	HEAVENLY RENTALS LLC	2019-02-12	
2023	HEAVENLY RENTALS LLC	2019-02-12	
2024	HEAVENLY RENTALS LLC	2019-02-12	
2025	HEAVENLY RENTALS LLC	2019-02-12	ESPYS 2ND S PT 49
	304 W RAILROAD ST	1QC	
	KENTON OH 43326	\$0	

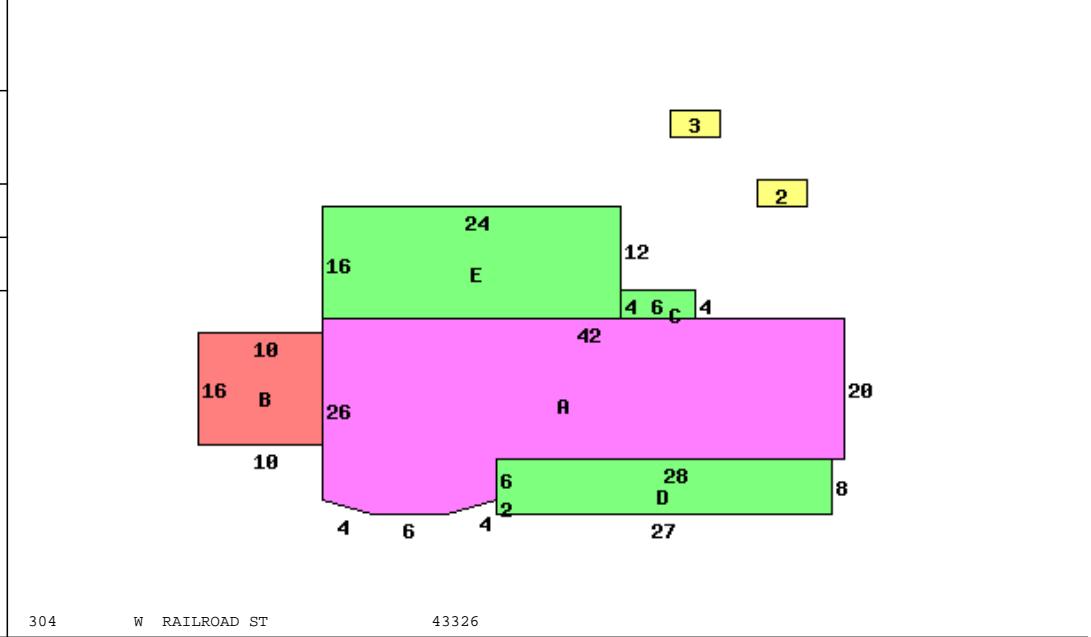
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	7910	11260	11260	11260	11260	11250
Bldg100%	42910	55170	55170	55170	55170	55170
Totl100%	50830t	66430t	66430t	66430t	66430t	66420t
Cauv100%						
Tax Value:						
Land 35%	2770	3940	3940	3940	3940	3940
Bldg 35%	15020	19310	19310	19310	19310	19310
Totl 35%	17790t	23250t	23250t	23250t	23250t	23250t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	831.02	955.96	1011.32	1004.64	1004.64	
Sp-Asmnt	21.08	21.08	31.05	31.05		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		944		b	ADDN
1	F/C	A		160		c	PORCH
	STP	P		24	100	d	PORCH
	OFF	P		216	6480	e	PORCH
	DK	P		384	5760		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
37	1	2019-02-12	HEAVENLY RENTALS LLC	1QC *	0	7540	34660
369	1	2017-08-02	KIDD JAMES L SR	1QC	44500	8200	34860
551	1	1996-09-06	BUR-MAC DEVELOPMENT CORP	1WD	34500	6200	17800
79	1	1991-02-05		1UN *	0	0	22800
511	0	1987-06-25			25000	0	20910

Year	Land	Bldg	Total	Net Tax
2021	2770	15020	17790	834.06
2020	2770	15020	17790	724.44

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



Occupancy 1 Single Family	*DWELLING COMPUTATIONS		
Story Height 1	Sq-Ft	Value	
Floor Level			
	Main	FRAME	
	Full Upper	FRAME	
	Basement		
	Subtotal	177450	
Shingle	Roof	GABLE	
Plaster/Drywall	X X	Plumbing	1400
Unfinished Wall	X	Extra Features	12340
Floor/Pine	X	Total Value	191190
Number of Rooms	1 5 5		
Bedrooms	1 5	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3600
Plumbing		Dwl/Gar/NC%	.9700
Standard	1		
Extra 2 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F		2048	C	OLD/FR	191190	.65	.15	55170
2 Shed	*PP	6X8	48		2021AV	0			0
3 Shed	*PP	6X8	48		2021AV	0			0
front lot	acres/	effective	depth	depth	actual	effective	extended	true	
	frontage	frontage	factor	factor	rate	rate	value	value	Excess Fro
		115.00	140	96	120	115	13230	11250	

Call Back:

Sign: PSN Date: 2018-05-24 Lister:

06-060046.0000-v082020R