BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-060051.0000 RES
FF07 2026

sale

2023 RISNER HEATHER	2015-09-18	
2024 RISNER HEATHER	2015-09-18	
2025 RISNER HEATHER	2015-09-18	
2026 RISNER HEATHER	2015-09-18	ESPYS 2ND PT VAC ALLEY 53
315 RAILROAD ST	1WD	
	$0	
KENTON OH 43326		

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

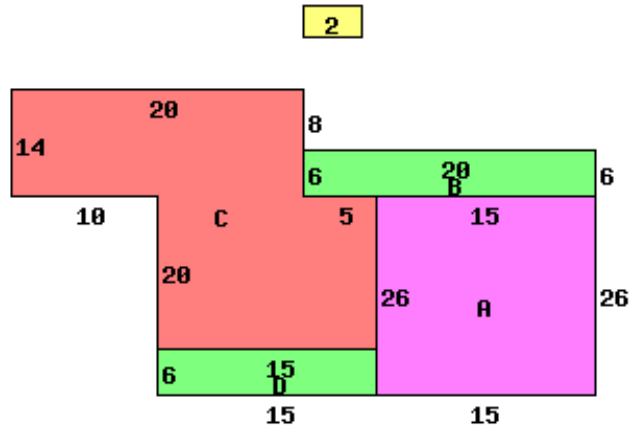
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	7230	7230	7230	7230		7230	8310	8320
Bldg100%	59690	59690	59690	59690		59690	84310	84300
Totl100%	66910t	66910t	66910t	66910t		66910t	92630t	92620t
Cauv100%								
Tax Value:								
Land 35%	2530	2530	2530	2530		2530	2910	2910
Bldg 35%	20890	20890	20890	20890		20890	29510	29500
Totl 35%	23420t	23420t	23420t	23420t		23420t	32420t	32420t
Hmstd35%								
Owner Oc	20.72	20.70	20.64	20.64	20.64			
Hmstd RB								
Net Tax	942.22	998.00	991.36	991.36	991.36			
Sp-Asmnt	21.35	31.11	31.11	31.11				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		390		a	*MAIN
	EFP	P		120	4800	b	PORCH
1	F/C	A		580		c	ADDTN
	OFP	P		90	2700	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
360	1	2015-09-18	RISNER HEATHER	1WD *	0	5310	36460

Year	Land	Bldg	Total	Net Tax
2022	1760	21040	22800	1042.94
2021	1760	21040	22800	1046.82

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



315 RAILROAD ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	970	101830
	Part Upper	FRAME	390	26480
	Subtotal			128310
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Floor/Carpet		X	X		
Number of Rooms		5	2		
Bedrooms		1	2		
Central Heat					A
FORCED AIR					
Central A/C					A
Plumbing					
Standard		1			

Air Conditioning	2420
Extra Features	7500
Total Value	138230
PUB SIDEWALK	
Neighborhood:	
Code:	3600
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	1T F/C		1360		C-	1950AV	124410	.55		76700
2	Garage		22X30	660		C	1979AV	15840	.65		7600

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		64.00	132	94	138	130	8320	8320

Call Back: Sign: PSN Date: 2015-02-17 Lister:

06-060051.0000-v082020R