

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-060082.0000
GG61

RES
2025

sale

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

2022 OGDEN DIANA D	1986-03-31
2023 OGDEN DIANA D	1986-03-31
2024 BORN KEVIN J & JOLENE	2023-12-28
2025 BORN KEVIN J & JOLENE K	2023-12-28 ESPYS 2ND E PT 36
319 W LYNN ST	2SD
KENTON OH 43326	\$69,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	2510	3600	3600	3600	3600
Bldg100%	33460	37970	37970	37970	37960
Totl100%	35970t	41570t	41570t	41570t	41560t
Cauvl00%					
Tax Value:					
Land 35%	880	1260	1260	1260	1260
Bldg 35%	11710	13290	13290	13290	13290
Totl 35%	12590t	14550t	14550t	14550t	14550t
Hmstd35%					
Owner Oc	12.22	12.88			
Hmstd RB	400.22	368.96			
Net Tax	175.68	216.42	632.88	628.72	
Sp-Asmnt	20.76	20.76	28.41	28.41	

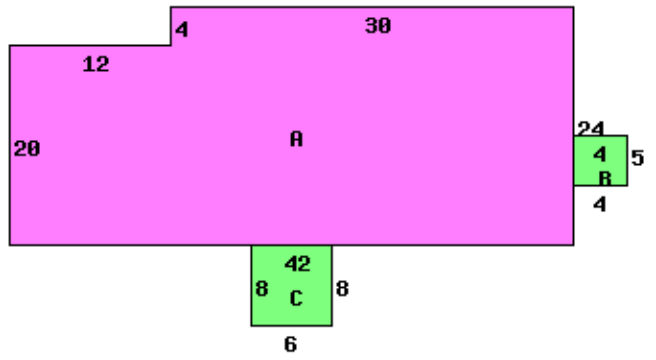
2026 SHINN RALPH M &	2025-12-12
319 W LYNN ST	2SD
KENTON OH 43326	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		960			
	STP	P		20	80	b	PORCH
	OFF	P		48	1440	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
567	2	2025-12-12	SHINN RALPH M &	2SD	115000	3600	37970
553	2	2023-12-28	BORN KEVIN J & JOLENE KAY	2SD	69000	3600	37970
500	2	2023-11-16	HENSEL JENNIFER ETAL	2CT *	0	3600	37970
499	2	2023-11-16	OGDEN JAMES R & KAY F	2CT *	0	3600	37970
199	0	1986-03-31		*	22000	0	14710

Year	Land	Bldg	Total	Net Tax
2021	880	11710	12590	578.04
2020	880	11710	12590	500.38

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



319 W LYNN ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS		
Story Height 1	Sq-Ft Value		
Floor Level	960 100780		
Metal	Subtotal 100780		
Plaster/Drywall	D	Extra Features	1520
Panelled Wall	X	Total Value	102300
Floor/Hardwood	X		
Floor/Carpet	X	PUB SIDEWALK	
Number of Rooms	6		
Bedrooms	2	Neighborhood:	
Central Heat	A	Code:	3600
FORCED AIR		Dwl/Gar/NC%	.9700
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1 F/C	FtxFt	Area	Grade	Cond	Value	Dpr Dpr
		960		D+	1940AV	86960	.55
front lot	acres/	effective	depth	depth	actual	effective	extended
	frontage	frontage	factor	rate	rate	rate	value
		50.00	55	60	120	72	3600
							3600