

BUCK TWP  
SOUTH KENTON CORP

00060

Hardin County, Ohio  
Michael T. Bacon, Auditor

06-070041.0000  
GG76

RES  
2025

sale

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

2022 DEAN KRISTINE M	2002-06-18
2023 DEAN KRISTINE M	2002-06-18
2024 DEAN JOHN A	2023-12-21
2025 DEAN JOHN A	2023-12-21
251 W ESPY ST	CARTERS SUB PT 1
	1TD
KENTON OH 43326	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3510	5090	5090	5090	5080
Bldg100%	35540	42940	42940	42940	42930
Totl100%	39060t	48030t	48030t	48030t	48010t
Cauvl00%					
Tax Value:					
Land 35%	1230	1780	1780	1780	1780
Bldg 35%	12440	15030	15030	15030	15030
Totl 35%	13670t	16810t	16810t	16810t	16800t
Hmstd35%					
Owner Oc	13.26	14.88			
Hmstd RB	400.22	368.96			
Net Tax	225.10	307.34	731.20	726.36	
Sp-Asmnt	20.79	20.79	29.10	110.75	

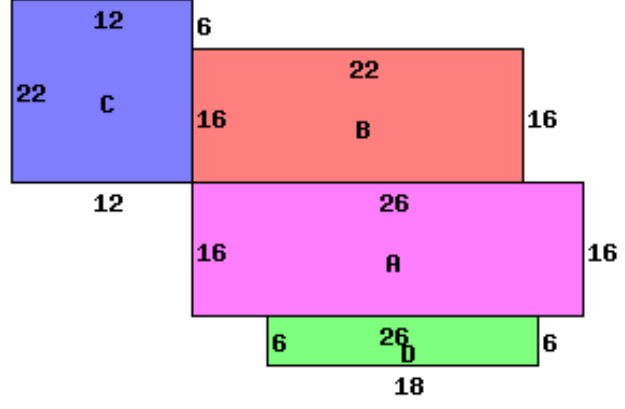
2026 OSBORN AARON & BRADLEY	2025-02-14
251 W ESPY ST	1SD
KENTON OH 43326	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 Q	F/C	M		416			
1	F/C	A		352		b	ADDTN
	F	G		264	6340	c	GRAGE
	OFF	P		108	3240	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
60	1	2025-02-14	OSBORN AARON & BRADLEY	1SD	42000	5090	42940
553	1	2023-12-21	DEAN JOHN A	1TD *	0	5090	42940
308	1	2002-06-18	DEAN KRISTINE M	1WD *	30000	4000	20630
307	1	1998-06-02	SYRHEIT DONALD L	1FD	26900	4230	12970
243	1	1998-05-21	LAWRENCE CHARLES B	1CT *	0	4230	12970

Year	Land	Bldg	Total	Net Tax
2021	1230	12440	13670	225.90
2020	1230	12440	13670	195.54

Project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY			
500	HARDIN COUNTY LANDFILL			
642	TRASH-KENTON CITY			
540	DELO SEWER - KENTON CORP			
539	DELO WATER - KENTON CORP			



251 W ESPY ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1Q	Sq-Ft	Value
Floor Level	Main	FRAME	768 93840
	Qtr Story	FRAME	416 7330
	Subtotal		101170
Shingle	Roof	GABLE	
Plaster/Drywall	P	D	Heating -1480
Floor/Pine	X	X	Garages and Carports 6340
Floor/Carpet	X		Extra Features 3240
Floor/Tile-Lino	X	X	Total Value 109270
Number of Rooms	4	2	
Bedrooms	1	2	PUB SIDEWALK
Plumbing			Neighborhood:
Standard	1		Code: 3600
			Dwl/Gar/NC% .9700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 QF/C	FtxFt	Area	Grade	Cond	Dpr	Dpr	Value
		768	768	C-	OLD/AV	.55		42930
front lot	acres/	effective	depth	depth	actual	effective	extended	true
front lot	45.0000	40.00	108	84	120	101	4040	4040
front lot	30.0000	18.00	35	48	120	58	1040	1040