

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-070042.0000
GG73

COM
2025

sale

Eff Rate:- 57.45 — 53.98 — 56.47 — 56.17 — a/r

2022 ROUTE 68 TRAILER SALE	2013-10-18
2023 STANFORD TRAILERS LLC	2022-09-16
2024 STANFORD TRAILERS LLC	2022-09-16
2025 STANFORD TRAILERS LLC	2022-09-16
504 S FONTAINE ST	2022-09-16 G-S PT 61 CARTERS SUB
	4WD PT 1
KENTON OH 43326	\$300,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	429	429	429	429	429
Acres					
Land100%	26000	18630	38370	38370	38360
Bldg100%	133600	145570	145570	145570	145570
Totl100%	159600t	164200t	183940t	183940t	183930t
Cauv100%					
Tax Value:					
Land 35%	9100	6520	13430	13430	13430
Bldg 35%	46760	50950	50950	50950	50950
Totl 35%	55860t	57470t	64380t	64380t	64380t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	3209.24	3102.02	3635.40	3616.40	
Sp-Asmnt	250.32	250.32	265.86	265.86	

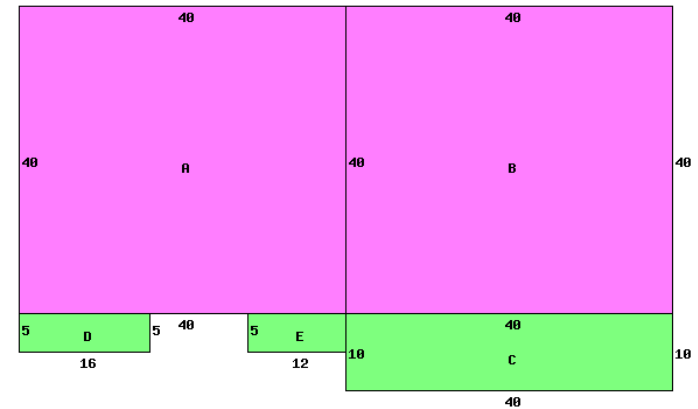
SHB+ 14'	CONS *STRG	TYPE M	FACT	SO-FT 1600	VALUE	a	*MAIN
14'	*RETA	M		1600		b	*MAIN
	OFF	P		400	12000	c	PORCH
	DK	P		80	1200	d	PORCH
	DK	P		60	900	e	PORCH

#: 003,40,44,45 L/W
 2024 duplicate combined parcels
 060700030000
 060700400000
 060700440000
 060700450000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
486	4	2022-09-16	STANFORD TRAILERS LLC	4WD *	300000	26000	133600
505	1	2013-10-18	ROUTE 68 TRAILER SALES LL	2WD	90000	26570	24830
608	1	1994-07-06	WHITAKER RICHARD E	1WD	40000	0	31910
15	1	1994-01-07	WHITAKER RICHARD E	1QC *	0	0	31910
432	1	1993-05-20	LONG MELVIN L JR & MARCI	1WD	40000	0	31910

Year	Land	Bldg	Total	Net Tax
2021	9100	46760	55860	3231.94
2020				2889.22

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



504 S FONTAINE ST 43326

Occupancy 0 Vacant Land	
B 1 2 U A	
Extra Features	14100
Total Value	14100
Neighborhood:	
Code:	3600
Dwl/Gar/NC%	.9700

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 RETAIL		1600	57.89	C	2016AV	92620	.10			83360
2 STORAGE		1600	25.14	C	2016AV	40220	.10			36200
3 DECK		5X16	80	15.00	C	2016AV	1200	.10		1080
4 DECK		5X12	60	15.00	C	2016AV	900	.10		810
5 P	OFF	10X46	460	30.00	C	2016AV	13800	.10		12420
6 Paving		12000	1.50	C	2009AV	18000	.35			11700
7 CAR PORT	*PP	20X32	640		2023AV	0				0
front lot	acres/ frontage	effective	depth	depth factor	actual rate	effective	extended	true		
front lot		160.00	153	101	150	152	24320	24320		
front lot		104.00	123	90	150	135	14040	14040		