BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-080011.0000 RES
GG08 2025

sale

2022 EPWORTH UNITED METHOD	2006-10-05	
2023 EPWORTH UNITED METHOD	2006-10-05	
2024 SANCHEZ PABLO SALINAS	2023-09-22	
2025 SANCHEZ PABLO SALINAS	2023-09-22 ESPYS 1ST 5	
526 S MAIN ST	1WD	
	$70,000	
KENTON OH 43326		

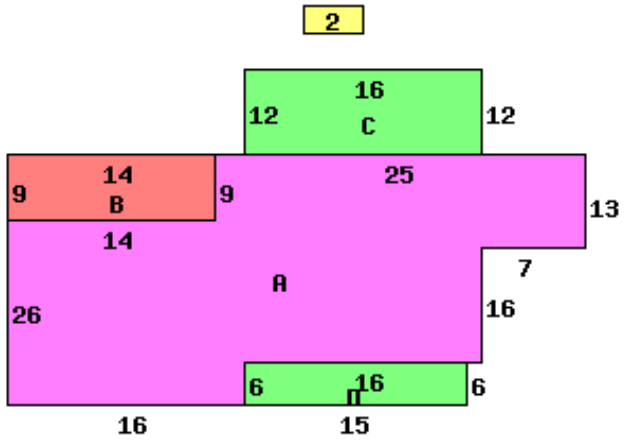
Eff Rate: 50.59 — 44.66 — 47.03 — 46.74 — a/r

	2022	2023	2024	2025	CAMA
Tax Year					
Prop Cls	510	510	510	510	510
Acres					
Land100%	4860	6940	6940	6940	6930
Bldg100%	79310	79600	79600	79600	79610
Totl100%	84170t	86540t	86540t	86540t	86540t
Cauv100%					
Tax Value:					
Land 35%	1700	2430	2430	2430	2430
Bldg 35%	27760	27860	27860	27860	27860
Totl 35%	29460t	30290t	30290t	30290t	30290t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1376.18	1245.42	1317.54		
Sp-Asmnt	21.78	21.78	110.38		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	B	M		989		a	*MAIN
1	F/C	A		126		b	ADDTN
	OFP	P		192	5760	c	PORCH
	OFP	P		90	2700	d	PORCH

Year	Land	Bldg	Total	Net Tax
2021	1700	27760	29460	1381.20
2020	1700	27760	29460	1199.68

project	ben acres	/ %	factor
902			
500			



526 S MAIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	BRICK	1115	111400
	Full Upper	BRICK	989	68630
	Basement		466	8920
	Subtotal			188950
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	X	Plumbing	1400
Panelled Wall	X	X	Extra Features	8460
Unfinished Wall	X		Total Value	198810
Floor/Pine	X	X		
Floor/Carpet	X		PUB SIDEWALK	
Number of Rooms	1	5 3		
Bedrooms	1	3	Neighborhood:	
			Code:	3600
Central Heat	A		Dwl/Gar/NC%	.9700
HOT WATER				
Plumbing				
Standard	1			
Extra 2 Fixture	1			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B B		2104		C+	OLD/FR	218690	.65		74250
2	Garage		24X24	576		C	1960GD	13820	.60		5360

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		55.00	165	105	120	126	6930	6930

Call Back: Sign: PSN Date: 2014-11-18 Lister:

06-080011.0000-v082020R