

BUCK TWP  
SOUTH KENTON CORP

00060

Hardin County, Ohio  
Michael T. Bacon, Auditor

06-090005.0000  
EE64

RES  
2025

sale

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

2022 BAKER LINDA	2021-10-05
2023 WALLACE KRISTEN	2022-07-29
2024 WALLACE KRISTEN	2022-07-29
2025 WALLACE KRISTEN	2022-07-29
841 S DETROIT ST	LETSONS 3RD 86
KENTON OH 43326	1WD
	\$0

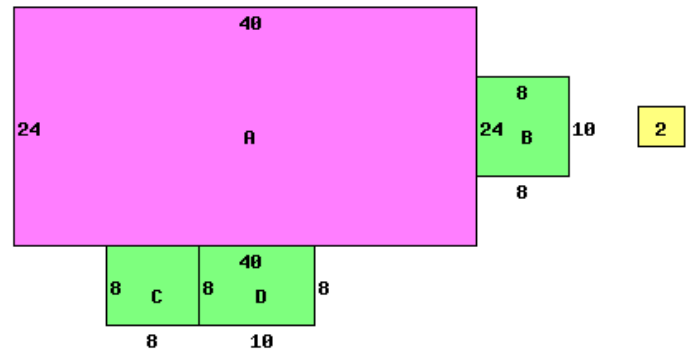
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3540	5000	5000	5000	5010
Bldg100%	54200	62200	62200	62200	62200
Totl100%	57740t	67200t	67200t	67200t	67210t
Cauvl00%					
Tax Value:					
Land 35%	1240	1750	1750	1750	1750
Bldg 35%	18970	21770	21770	21770	21770
Totl 35%	20210t	23520t	23520t	23520t	23520t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	944.08	967.06	1023.04	1016.30	
Sp-Asmnt	21.18	21.18	30.94	30.94	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		960			
	EFP	P		80	3200	b	PORCH
	DK	P		64	960	c	PORCH
	DK	P		80	1200	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
332	1	2022-07-29	WALLACE KRISTEN	1WD *	0	3540	54200
434	1	2021-10-05	BAKER LINDA	1CT *	0	3540	54200
86	1	2011-03-08	BAKER JESS F	1WD *	16000	3710	45830
491	1	2010-12-29	HENDERSON VIRGINIA L ETAL	1AF *	0	3710	45830
482	1	2010-12-20	HENDERSON VIRGINIA L ETAL	1CT *	0	3710	45830
540	1	1996-11-26	HENDERSON VIRGINIA L ETA	1QC *	0	3370	28570

Year	Land	Bldg	Total	Net Tax
2021	1240	18970	20210	947.52
2020	1240	18970	20210	823.00

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



841 S DETROIT ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	960 100780
	Basement		960 17900
	Subtotal		118680
Shingle	Roof	HIP	
B 1 2 U A			
Plaster/Drywall	X	Air Conditioning	1670
Unfinished Wall	X	Extra Features	5360
Floor/Pine	X	Total Value	125710
Floor/Carpet	X		
Number of Rooms	1 5	PUB SIDEWALK	
Bedrooms	3		
Central Heat	A	Neighborhood:	
FORCED AIR		Code:	3600
Central A/C	A	Dwl/Gar/NC%	.9700
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F			Grade	Cond	Dpr	Dpr	Value
2 Garage		16X20	960	D+	1956AV	.42		60110
			320	D	1976AV	.65		2090
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
		46.00	125	91	120	109	5010	5010