

BUCK TWP  
SOUTH KENTON CORP

00060

Hardin County, Ohio  
Michael T. Bacon, Auditor

06-090006.0000  
EE37

IND  
2025

sale

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

2022 1879 ELECTRIC LTD	2021-09-08
2023 1879 ELECTRIC LTD	2021-09-08
2024 1879 ELECTRIC LTD	2021-09-08
2025 1879 ELECTRIC LTD	2021-09-08
840 S DETROIT ST	2021-09-08 LETSONS 3RD - SCHNEIDERS
KENTON OH 43326	3WD LOTS 87-88;12-13
	\$60,000 PT VAC ALLEY .79A

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	399	399	399	399	399
Acres	.7900	.7900	.7900	.7900	
Land100%	11110	15800	15800	15800	15800
Bldg100%	34060	37490	37490	35510	35520
Totl100%	45170t	53290t	53290t	51310t	51320t
Cauv100%					
Tax Value:					
Land 35%	3890	5530	5530	5530	5530
Bldg 35%	11920	13120	13120	12430	12430
Totl 35%	15810t	18650t	18650t	17960t	17960t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	908.32	1006.66	1053.14	1008.86	
Sp-Asmnt	127.81	127.81	131.54	131.54	

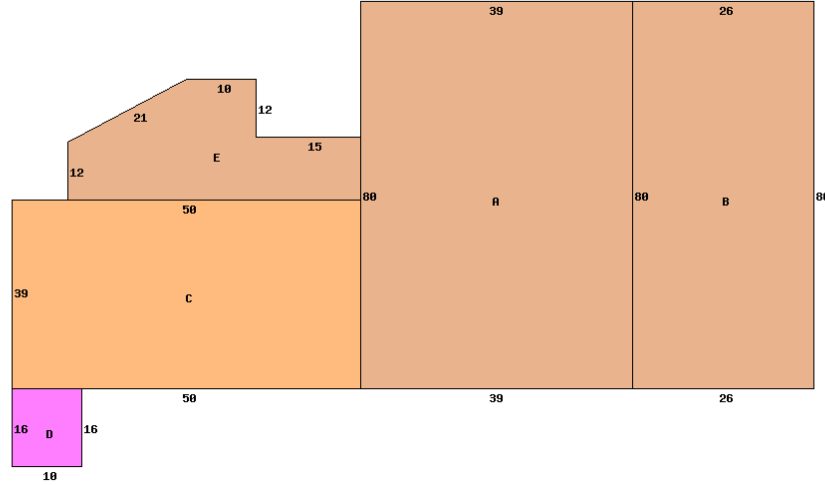
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
14'	*GARA	C		3120		a OTHER
12'	*GARA	C		2080		b OTHER
12'	*OFFI	B		1950		c OTHER
8'	*SHED	M		0		d *MAIN
	*SCB	C		0		e OTHER

#: 7 TO 9 & 12.1-11 -33, 34, L/W  
 2022 duplicate added pt vac alley  
 060900070000  
 060900080000  
 061100330000  
 061100340000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
474	3	2021-09-08	1879 ELECTRIC LTD	3WD	60000	11110	34060
696	2	2001-12-27	PEES RICHARD & MARY C	2FD	119000	12310	49460
1106	2	1994-11-30	PEES MARY C TRUSTEE	2QC *	0	0	70110

Year	Land	Bldg	Total	Net Tax
2021	3890	11920	15810	914.74
2020	3890	11920	15810	817.74

P r o j e c t  
 902 MAIN DISTRICT CONSERVANCY XA/2025  
 500 HARDIN COUNTY LANDFILL XA/2025



840 S DETROIT ST 43326

Occupancy 0 Vacant Land

B 1 2 U A

Neighborhood:  
 Code: 3600  
 Dwl/Gar/NC% .9700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True	
1 STORAGE		39X50	1950	25.23	C	1900FR	49200	.80	9840
2 STORAGE		80X39	3120	24.02	C	1948FR	74940	.80	14990
3 STORAGE		80X26	2080	23.21	C	1950AV	48280	.80	9660
4 STORAGE			759	22.96	C	1900VP	17430	.85	650
5 Shed	M	10X16	160	12.00	C	1900AV	1920	.80	380
site value		acres/ frontage	effective depth	depth factor	actual rate	effective rate	extended value	true value	
		.7900			20000		15800	15800	

Call Back: Sign: PSN Date: 2014-12-18 Lister: 06-090006.0000-v082020R