

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-090058.0000
HH144

COM
2025

sale

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

2022	MIDWEST ENTERPRISE OF	1999-12-02	
2023	MIDWEST ENTERPRISE OF	1999-12-02	
2024	MIDWEST ENTERPRISE OF	1999-12-02	
2025	MARY RUTAN HOSPITAL	2024-09-19	G-S PT OL 9 1.70A
	911 S MAIN ST		3WD
		\$640,000	
	KENTON OH 43326		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	447	447	447	447	447
Acres	1.7000	1.7000	1.7000	1.7000	
Land100%	29600	28200	28200	28200	28200
Bldg100%	259770	269370	269370	353940	353940
Totl100%	289370t	297570t	297570t	382140t	382140t
Cauv100%					
Tax Value:					
Land 35%	10360	9870	9870	9870	9870
Bldg 35%	90920	94280	94280	123880	123880
Totl 35%	101280t	104150t	104150t	133750t	133750t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	5818.68	5621.62	5881.14	7513.12	
Sp-Asmnt	499.17	499.17	526.76	516.76	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
404	3	2024-09-19	MARY RUTAN HOSPITAL	3WD	640000	28200	269370
652	1	1999-12-02	MIDWEST ENTERPRISE OFFIC	1WD *	0	29800	88170
193	1	1999-04-15	MAXWELL PATRICIA & RUSSE	1WD	110000	29800	78110
80	1	1990-02-01		1WD	110000	0	62910
454	0	1986-06-19		1WD *	44000	0	73710

Year	Land	Bldg	Total	Net Tax
2021	10360	90920	101280	5859.84
2020	10360	90920	101280	5238.44

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

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911 S MAIN ST 43326

PUB PAVED ST/RD
Neighborhood:
Code:
Dwl/Gar/NC%

3600
.9700

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 MED OFFICE			4944	83.65	C	2000GD	413570	.20		330860
2 Paving			23400	1.50	C	2001AV	35100	.50		17550
3 Garage		16X24	384	24.00	C	2006AV	9220	.40		5530
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
		150.00	495	125	150	188	28200	28200		