BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-100050.0000 RES
HH20 2026

sale

2023 MCQUOWN DONNA	2022-08-06	
2024 MCQUOWN DONNA	2022-08-06	
2025 MCQUOWN DONNA	2022-08-06	
2026 MCQUOWN DONNA	2022-08-06	LETSONS PT VAC ST 36
601 S WAYNE ST	1WD	
	$47,000	
KENTON OH 43326		

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

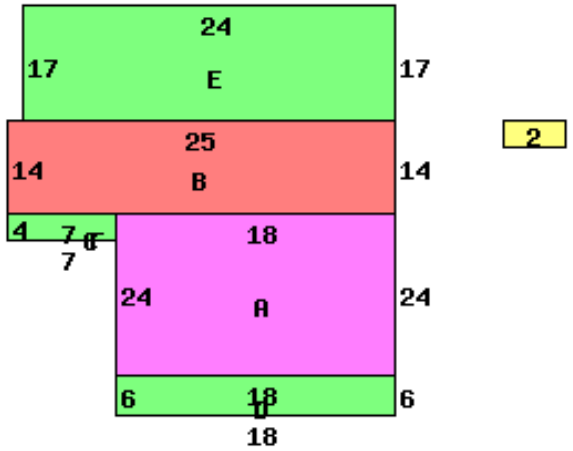
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	9230	9230	9230	9230		9230	10600	10590
Bldg100%	42970	42970	42970	42970		42970	60690	60680
Totl100%	52200t	52200t	52200t	52200t		52200t	71290t	71270t
Cauv100%								
Tax Value:								
Land 35%	3230	3230	3230	3230		3230	3710	3710
Bldg 35%	15040	15040	15040	15040		15040	21240	21240
Totl 35%	18270t	18270t	18270t	18270t		18270t	24950t	24940t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	751.20	794.70	789.46	789.46	789.46			
Sp-Asmnt	21.00	29.55	29.55	29.55				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		432		a	*MAIN
1	F/C	A		350		b	ADDTN
	RFX	P		28	280	c	PORCH
	OFP	P		108	3240	d	PORCH
	CPY	P		408	3260	e	PORCH
	STP	P		28	110	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
463	1	2022-08-06	MCQUOWN DONNA	1WD		47000	6510	41170
312	1	2022-07-18	MIDDLETON LINDA	1CT	*	0	6510	41170
61	1	2003-02-05	ROBINSON RAY JR	1CT	*	0	5170	22740

Year	Land	Bldg	Total	Net Tax
2022	2280	14410	16690	763.46
2021	2280	14410	16690	766.32

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



601 S WAYNE ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	782	95550
	Part Upper	FRAME	432	23850
	Basement		108	2380
	Subtotal			121780
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Panelled Wall		X			
Unfinished Wall	X				
Floor/Carpet			X	X	
Floor/Tile-Lino			T	T	
Number of Rooms		1	4	3	
Bedrooms			2		
Central Heat				A	
FORCED AIR					
Plumbing					
Standard		1			

Extra Features	6890
Total Value	128670
PUB SIDEWALK	
Neighborhood:	
Code:	3600
Dwl/Gar/NC%	1.3700

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1HB F		1214		C-	OLD/AV	115800	.55	.15	60680
2	Shed	*PP	8X10	80			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	80.0000	80.00	140	96	138	132	10560	10560
rear lot		25.00	8	3	40	1	30	30

Call Back: Sign: PSN Date: 2015-05-17 Lister: