

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-110007.0000
EE57

RES
2025

sale

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

2022 LIGHTNER GENE A	2018-06-08
2023 LIGHTNER GENE A	2018-06-08
2024 LIGHTNER GENE A	2018-06-08
2025 LIGHTNER GENE A	2018-06-08
801 S DETROIT ST	2018-06-08 WHITES S PT 7-4
	1QC
KENTON OH 43326	\$0

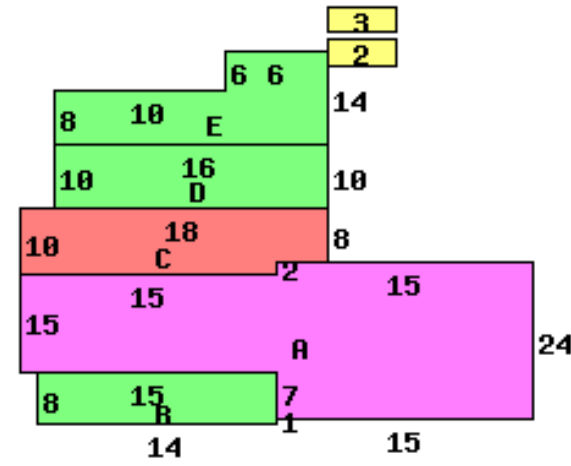
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	4310	6170	6170	6170	6170	6160
Bldg100%	64940	77400	77400	77400	77400	77390
Totl100%	69260t	83570t	83570t	83570t	83570t	83550t
Cauv100%						
Tax Value:						
Land 35%	1510	2160	2160	2160	2160	2160
Bldg 35%	22730	27090	27090	27090	27090	27090
Totl 35%	24240t	29250t	29250t	29250t	29250t	29240t
Hmstd35%						
Owner Oc	23.52	25.88	25.86	25.78	25.78	
Hmstd RB						
Net Tax	1108.82	1176.78	1246.44	1238.12	1238.12	
Sp-Asmnt	21.41	21.41	32.79	32.79		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		585		b	PORCH
	OFF	P		112	3360	c	ADDTN
1	F/C	A		174		d	PORCH
	EFF	P		160	6400	e	PORCH
	DK	P		164	2460		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
216	1	2018-06-08	LIGHTNER GENE A	1QC *	0	4110	51660
578	1	2002-10-17	MABREY LAURA A & LIGHTNE	LWD	74100	4400	40600
323	1	1996-05-31	MANNNS RONALD E	LWD	31000	4600	24400
805	1	1988-09-30			19500	0	15000
934	0	1987-11-04		*	0	0	15000
622	0	1986-08-06		*	0	0	19200

Year	Land	Bldg	Total	Net Tax
2021	1510	22730	24240	1112.96
2020	1510	22730	24240	963.42

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



801 S DETROIT ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	
Main	FRAME 759 92740
Part Upper	FRAME 585 29650
Basement	146 3220
Subtotal	125610
Metal	Roof GABLE
Plaster/Drywall	D D Extra Features 12220
Unfinished Wall	X Total Value 137830
Floor/Carpet	X
Floor/Tile-Lino	T PUB SIDEWALK
Number of Rooms	1 6 2
Bedrooms	1 2 Neighborhood:
Central Heat	A Code: 3600
FORCED AIR	Dwl/Gar/NC% .9700
Plumbing	
Standard	1

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F			Cond	Value	Dpr	Dpr	Value
2 Garage		24X24	576	D	1991AV	11060	.65	3760
3 Lean-To		14X20	280	D	2017AV	1790	.20	1430
front lot	acres/	effective	depth	depth	actual	effective	extended	true
	frontage	frontage	factor	factor	rate	rate	value	value
		54.00	136	95	120	114	6160	6160