BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-110040.0000 RES
EE87 2024

## sale

| | | |
|---|---|---|
| 2021 | DOLL CHASE H | 2015-12-16 |
| 2022 | DOLL CHASE H | 2015-12-16 |
| 2023 | DOLL CHASE H | 2015-12-16 |
| 2024 | MEWHORTER ROBERT & | 2024-08-20 SCHNEIDERS PT 2 |
| | 836 S MAIN ST | 1SD |
| | | $137,000 |
| | KENTON OH 43326 | |

## Eff Rate: – 50.76 — 50.59 — 44.66 — 47.03 — a/r

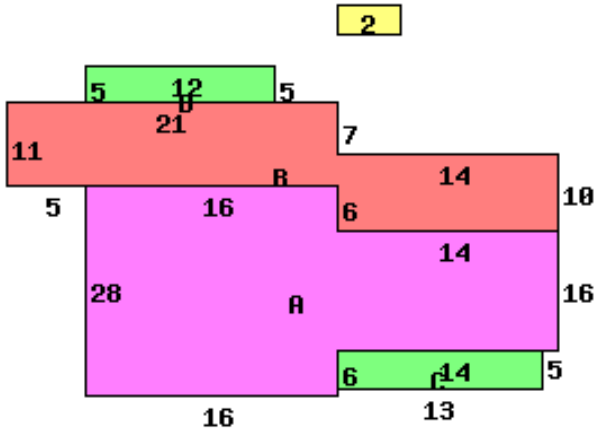
| Tax Year | 2021 | 2022 | 2023 | 2024 | CAMA |
|---|---|---|---|---|---|
| Prop Cls | 510 | 510 | 510 | 510 | 510 |
| Acres | | | | | |
| Land100% | 4060 | 4060 | 5800 | 5800 | 5800 |
| Bldg100% | 43000 | 43000 | 54860 | 54860 | 54870 |
| Totl100% | 47060t | 47060t | 60660t | 60660t | 60670t |
| Cauv100% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 1420 | 1420 | 2030 | 2030 | 2030 |
| Bldg 35% | 15050 | 15050 | 19200 | 19200 | 19200 |
| Totl 35% | 16470t | 16470t | 21230t | 21230t | 21230t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 772.16 | 769.36 | 872.90 | 923.44 | |
| Sp-Asmnt | 20.96 | 20.96 | 184.18 | **126.31** | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1TB | F | M | | 672 | | a | *MAIN |
| 1 | F/C | A | | 371 | | b | ADDTN |
| | OFP | P | | 65 | 1950 | c | PORCH |
| | OFP | P | | 60 | 1800 | d | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 344 | 1 | 2024-08-20 | MEWHORTER ROBERT & | 1SD | 137000 | 5800 | 54860 |
| 487 | 1 | 2015-12-16 | DOLL CHASE H | 1WD * | 0 | 4230 | 34600 |
| 356 | 1 | 2015-09-11 | FEDERAL NATIONAL MORTGAGE | 1WD * | 0 | 4230 | 34600 |
| 192 | 6 | 2015-05-04 | WHITAKER CHARLES | 6CT * | 0 | 4230 | 34600 |
| 114 | 1 | 1999-03-03 | WHITAKER LILLIE M & CHAR | 1WD | 36000 | 5800 | 18970 |
| 1185 | 1 | 1994-12-23 | BARNETT CHAD R & CINDY L | 1WD | 25000 | 0 | 19200 |
| 1077 | 1 | 1992-11-20 | | 1WD | 15000 | 0 | 17200 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2020 | 1420 | 15050 | 16470 | 670.70 |
| 2019 | 1350 | 11900 | 13250 | 521.76 |

| p r o j e c t | | ben acres | / % | factor |
|---|---|---|---|---|
| 902 MAIN DISTRICT CONSERVANCY | XA/2024 | | | |
| 500 HARDIN COUNTY LANDFILL | XA/2024 | | | |




836 S MAIN ST 43326

Occupancy 1 Single Family

Story Height 1T

| Floor Level | | | Sq-Ft | Value |
|---|---|---|---|---|
| | Main | FRAME | 1043 | 104980 |
| | Part Upper | FRAME | 672 | 38590 |
| | Basement | | 336 | 6530 |
| | Subtotal | | | 150100 |
| Metal | Roof | GABLE | | |

*DWELLING COMPUTATIONS

| | B | 1 | 2 | U | A |
|---|---|---|---|---|---|
| Plaster/Drywall | | P | P | | |
| Unfinished Wall | X | X | X | | |
| Floor/Pine | | X | X | | |
| Floor/Carpet | | X | X | | |
| Number of Rooms | 1 | 6 | 3 | | |
| Bedrooms | | | 3 | | |

Plumbing
Standard 1

| | |
|---|---|
| Heating | -2100 |
| Extra Features | 3750 |
| Total Value | 151750 |

PUB SIDEWALK

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

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 1TB F | | 1715 | | C | OLD/FR | 151750 | .65 | | 51520 |
| 2 | Garage | CB 0 | 20X24 | 480 | | C | OLD/FR | 11520 | .70 | | 3350 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 46.00 | 165 | 105 | 120 | 126 | 5800 | 5800 |

Call Back: Sign: PSN Date: 2014-12-19 Lister: 06-110040.0000-v082020R