

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-110041.0000
EE86

RES
2025

sale

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

2022 FISHER DAVID B	2011-03-15
2023 FISHER DAVID B	2011-03-15
2024 FISHER DAVID B	2011-03-15
2025 FISHER DAVID B	2011-03-15 SCHNEIDERS 3
842 S MAIN ST	LWD
KENTON OH 43326	\$47,400

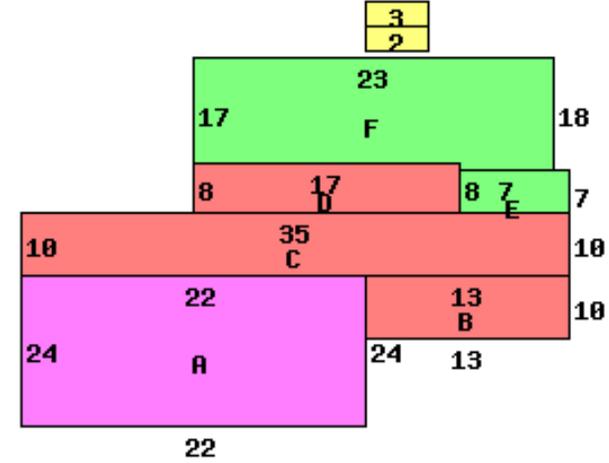
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	4770	6800	6800	6800	6800
Land100%	58260	73260	73260	93630	93620
Bldg100%	63030t	80060t	80060t	100430t	100420t
Totl100%					
Cauvl00%					
Tax Value:					
Land 35%	1670	2380	2380	2380	2380
Bldg 35%	20390	25640	25640	32770	32770
Totl 35%	22060t	28020t	28020t	35150t	35150t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1030.50	1152.08	1218.80	1518.86	
Sp-Asmnt	21.29	21.29	32.42	32.42	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		528		b	ADDTN
1	F/C	A		130		c	ADDTN
1	F/C	A		350		d	ADDTN
1	F/C	A		136		e	PORCH
	FFP	P		49	1960	f	PORCH
	PAT	P		397	1190		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
97	1	2011-03-15	FISHER DAVID B	LWD	47400	7490	45910
91	1	2009-03-26	BUSLER ASHLEE N	LWD *	24000	7490	45910
22	1	2009-01-13	RESIDENTIAL FUNDING CO L	LDD *	23333	7490	45910

Year	Land	Bldg	Total	Net Tax
2021	1670	20390	22060	1034.24
2020	1670	20390	22060	898.34

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



842 S MAIN ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	1144 105580
Main	FRAME
Part Upper	FRAME
Basement	746 14100
Subtotal	147260
Metal Roof	GABLE
Plaster/Drywall	Plumbing 1400
Panelled Wall	Extra Features 3150
Unfinished Wall	Total Value 151810
Floor/Carpet	
Number of Rooms	PUB SIDEWALK
Bedrooms	
Central Heat	Neighborhood:
FORCED AIR	Code: 3600
Plumbing	Dwl/Gar/NC% .9700
Standard	
Extra 2 Fixture	

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F	1672	Rate	C	COND	Value	Dpr	Dpr	Value
2 Garage	CB	20X50	1000	C	OLD/FR	24000	.70		6980
3 PLAYHSE	*NV 0	8X12	96	C	OLD/	0			0
4 Garage	F	18X25	450	C	2024AV	12830	.05		11820 HEATING ELECTRIC CONCRET FL
5 P	OPF	12X25	300	C	2024AV	9000	.05		8550
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
		54.00	165	105	120	126	6800	6800	