BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-130072.0000 RES
KK29 2026

## sale

| | | |
|---|---|---|
| 2023 LEDLEY CHRYSTAL N | | 2021-03-03 |
| 2024 LEDLEY CHRYSTAL N | | 2021-03-03 |
| 2025 LEDLEY CHRYSTAL N | | 2021-03-03 |
| 2026 LEDLEY CHRYSTAL N | | 2021-03-03 LETSONS 4TH 166 |
| 325 GILBERT ST | | 1WD |
| | | $120,000 |
| KENTON OH 43326 | | |

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

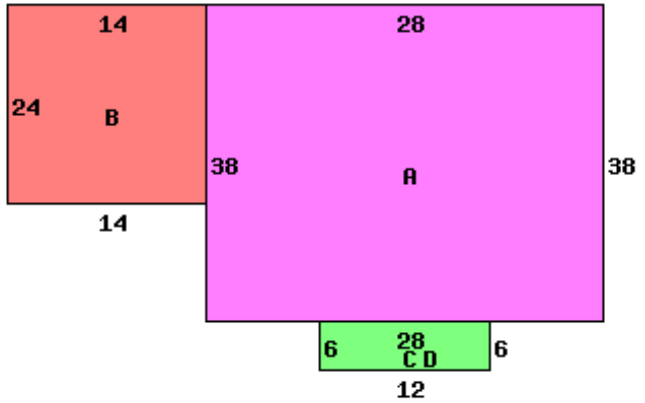
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 5890 | 5890 | 5890 | 5890 | | 5890 | 6770 | 6770 |
| Bldg100% | 95230 | 95230 | 95230 | 95230 | | 95230 | 134510 | 134510 |
| Totl100% | 101110t | 101110t | 101110t | 101110t | | 101110t | 141290t | 141280t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 2060 | 2060 | 2060 | 2060 | | 2060 | 2370 | 2370 |
| Bldg 35% | 33330 | 33330 | 33330 | 33330 | | 33330 | 47080 | 47080 |
| Totl 35% | 35390t | 35390t | 35390t | 35390t | | 35390t | 49450t | 49450t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1455.10 | 1539.38 | 1529.22 | 1529.22 | 1529.22 | | | |
| Sp-Asmnt | 31.04 | 43.58 | 33.58 | 33.58 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 1064 | | a | *MAIN |
| 1 | F | A | | 336 | | b | ADDTN |
| | CAN | P | | 72 | 580 | c | PORCH |
| | STP | P | | 72 | 290 | d | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 68 | 1 | 2021-03-03 | LEDLEY CHRYSTAL N | 1WD | | 120000 | 4110 | 52260 |
| 283 | 1 | 2020-07-21 | KERNS CONNIE | 1WD | * | 0 | 3910 | 41690 |
| 8 | 1 | 2020-01-07 | SECRETARY OF HOUSING & UR | 1WD | * | 0 | 3910 | 41690 |
| 528 | 1 | 2018-10-22 | LAKEVIEW LOAN SERVICING L | 1SH | | 30000 | 3910 | 41690 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 1440 | 18290 | 19730 | 921.64 |
| 2021 | 1440 | 18290 | 19730 | 925.00 |

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




325 GILBERT ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1400 | 111360 |
| | Subtotal | | | 111360 |
| Metal | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Extra Features | 870 |
| Floor/Hardwood | X | Total Value | 112230 |
| Number of Rooms | 5 | | |
| Bedrooms | 3 | PUB PAVED ST/RD | |
| | | PUB ALLEY | |
| Central Heat | A | | |
| FORCED AIR | | Neighborhood: | |
| Plumbing | | Code: | 3600 |
| Standard | 1 | 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 | 1 F/C | | 1400 | | C- | 1960VG | 101010 | .28 | -.35 | 134510 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 55.00 | 120 | 89 | 138 | 123 | 6770 | 6770 |

Call Back: Sign: PSN Date: 2015-03-23 Lister: