

BUCK TWP
SOUTH KENTON CORP

00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-150004.0000
DD30

RES
2025

sale

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

2022 WBML PROPERTIES LLC	2016-06-30
2023 WBML PROPERTIES LLC	2016-06-30
2024 WBML PROPERTIES LLC	2016-06-30
2025 WBML PROPERTIES LLC	2016-06-30
1 CHAMPION CT	2016-06-30 CHAMPION CT 1 PT 2
	2WD
KENTON OH 43326	\$37,500

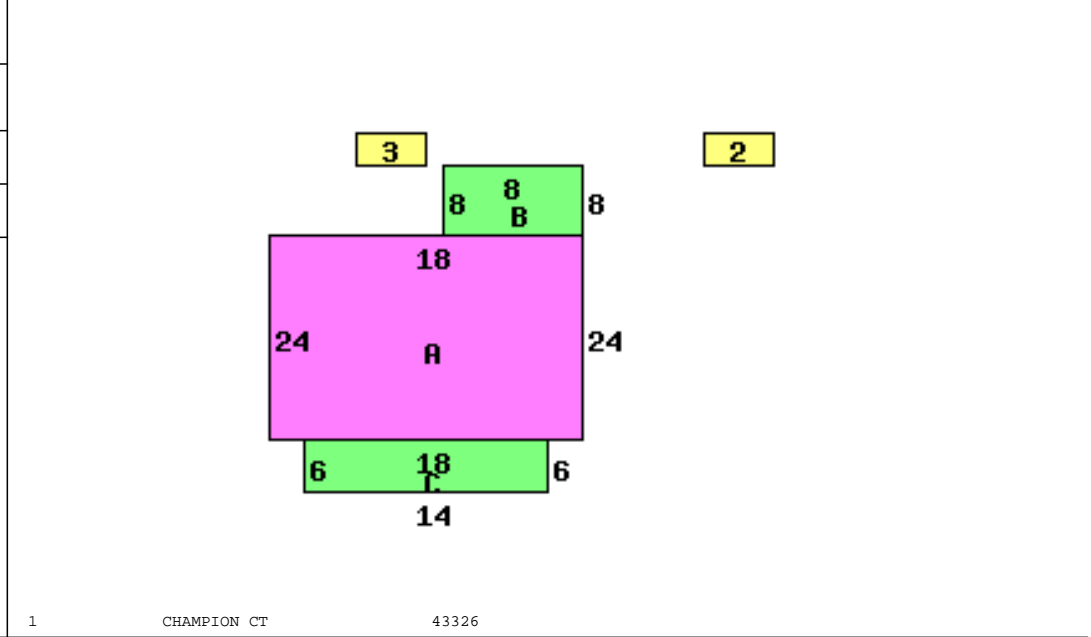
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4600	6600	6600	6600	6610
Bldg100%	45200	44540	44540	44540	44530
Totl100%	49800t	51140t	51140t	51140t	51140t
Cauvl00%					
Tax Value:					
Land 35%	1610	2310	2310	2310	2310
Bldg 35%	15820	15590	15590	15590	15590
Totl 35%	17430t	17900t	17900t	17900t	17900t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	814.22	735.98	778.60	773.48	
Sp-Asmnt	31.01	31.01	39.28	29.28	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		432			
	EFP	P		64	2560	b	PORCH
	OFF	P		84	2520	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
263	2	2016-06-30	WBML PROPERTIES LLC	2WD	37500	4830	27540
576	1	1999-09-28	STREETS JEFFREY A	1WD	20000	3660	8490
33	1	1991-01-17		1UN *	10950	0	16910

Year	Land	Bldg	Total	Net Tax
2021	1610	15820	17430	817.18
2020	1610	15820	17430	709.78

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



Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	432 64450
	Part Upper	FRAME	432 23850
	Basement		432 8300
	Subtotal		96600
Shingle	Roof	GABLE	
Plaster/Drywall	D D	Extra Features	5080
Unfinished Wall	X	Total Value	101680
Floor/Carpet	X X		
Floor/Tile-Lino	L	PUB SIDEWALK	
Number of Rooms	1 3 3		
Bedrooms	3	Neighborhood:	
Central Heat	A	Code:	3730
FORCED AIR			
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F			D+	OLD/AV	.55	Dpr	38890
2 Garage	F	16X22	352	C	2002AV	.55	Dpr	3800
3 Shed		12X20	240	D	2017AV	.20	Dpr	1840
front lot	acres/ frontage	effective	depth	depth	actual	effective	extended	true
	48.5900	59.00	130	93	120	112	6610	6610

Call Back: Sign: PSN Date: 2015-02-20 Lister: 06-150004.0000-v082020R