BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-150024.0000 RES
DD13 2026

sale

2023 SMITH PAUL S & SARAH	2010-10-28	
2024 SMITH PAUL S & SARAH	2010-10-28	
2025 SMITH PAUL S & SARAH	2010-10-28	
2026 SMITH PAUL S & SARAH A	2010-10-28	CHAMPION CT 20-21
2 CHAMPION CT	1WD	
	$66,500	
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%	11030	11030	11030	11030		11030	11030	11040
Bldg100%	87860	87860	87860	87860		87860	118630	118620
Totl100%	98890t	98890t	98890t	98890t		98890t	129660t	129660t
Cauv100%								
Tax Value:								
Land 35%	3860	3860	3860	3860		3860	3860	3860
Bldg 35%	30750	30750	30750	30750		30750	41520	41520
Totl 35%	34610t	34610t	34610t	34610t		34610t	45380t	45380t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1423.04	1505.46	1495.52	1495.52	1495.52			
Sp-Asmnt	43.79	54.22	34.22	34.22				

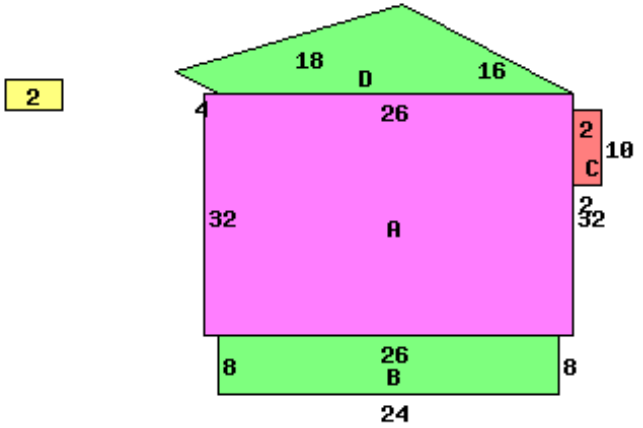
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		832		a	*MAIN
	OFP	P		192	5760	b	PORCH
1	F/C	A		20		c	ADDTN
	PAT	P		188	560	d	PORCH

#: 25 L/W
061500250000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
501	1	2010-10-28	SMITH PAUL S & SARAH A	1WD	66500	7230	72630

Year	Land	Bldg	Total	Net Tax
2022	2710	29730	32440	1515.38
2021	2710	29730	32440	1520.90

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



2 CHAMPION CT 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	852	97110
	Full Upper	FRAME	832	59060
	Basement		832	15560
	Subtotal			171730
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	P P	Fireplaces	2000
Panelled Wall	X	Air Conditioning	3060
Unfinished Wall	X	Plumbing	1400
Floor/Carpet	X X	Extra Features	6320
Floor/Concrete	X	Total Value	184510
Floor/Tile-Lino	T		
Number of Rooms	1 3 4	PUB SIDEWALK	
Bedrooms	3		
		Neighborhood:	
Fireplace		Code:	3730
Openings	1	Dwl/Gar/NC%	1.3500
Stacks	1		
Central Heat	A		
FORCED AIR			
Central A/C	A		
Plumbing			
Standard	1		
Extra 2 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		1684		C	1919AV	184510	.55		112090
2	Garage		24X24	576		C	1990AV	13820	.65		6530

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot	132.3000	132.00	110	85	120	102	13460	11040	Excess Fro

Call Back: Sign: PSN Date: 2015-02-17 Lister: