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 | | | | |

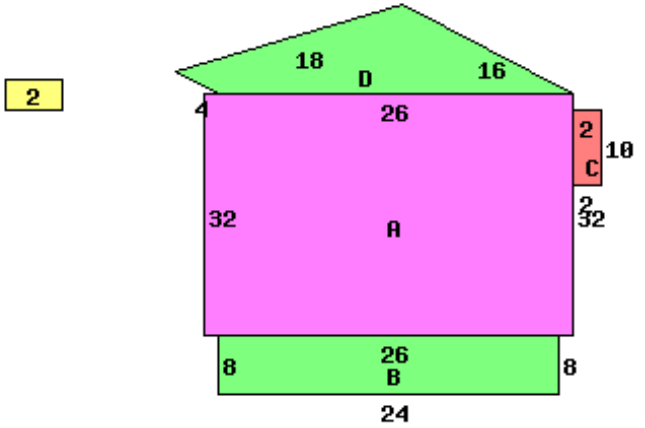
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 2 B | F | M | | 832 | | a | *MAIN |
| | OFP | P | | 192 | 5760 | b | PORCH |
| 1 | F/C | A | | 20 | | c | ADDTN |
| | PAT | P | | 188 | 560 | d | PORCH |

#: 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: