

BUCK TWP
SOUTH KENTON CORP

00060

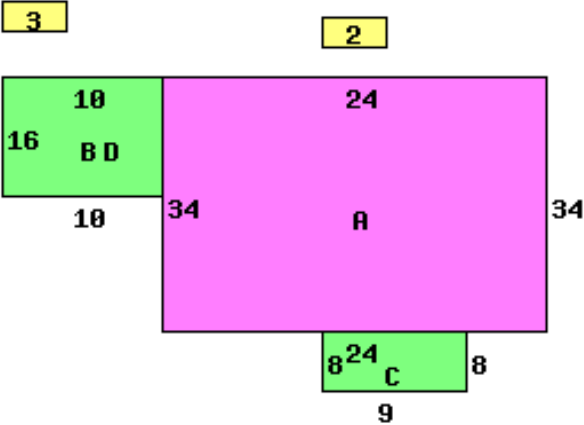
Hardin County, Ohio
Michael T. Bacon, Auditor

06-150030.0000
FF34

RES
2025

sale		Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r				
2022 GIBSON LEE ANN	2021-03-01	Tax Year	2022	2023	2024	2025
2023 GIBSON LEE ANN	2021-03-01	Prop Cls	510	510	510	510
2024 GIBSON LEE ANN	2021-03-01	Acres				
2025 GIBSON LEE ANN	2021-03-01	Land100%	4900	5710	5710	5710
41 CHAMPION CT	2021-03-01 CHAMPION 26	Bldg100%	49490	57630	57630	57630
	1WD	Totl100%	53490t	63340t	63340t	63340t
KENTON OH 43326	\$70,000	Cauv100%				
		Tax Value:				
		Land 35%	1400	2000	2000	2000
		Bldg 35%	17320	20170	20170	20170
		Totl 35%	18720t	22170t	22170t	22170t
		Hmstd35%				
		Owner 0c				
		Hmstd RB				
		Net Tax	874.48	911.56	964.34	957.96
		Sp-Asmnt	31.07	31.07	40.54	30.54

SHB+ 1HB	CONS F CAN STP PAT	TYPE M P P P	FACT	SQ-FT 816 160 72 160	VALUE 1280 290 480	a b c d	*MAIN PORCH PORCH PORCH	
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg	
63	1	2021-03-01	GIBSON LEE ANN	1WD	70000	4000	49490	
308	1	2014-06-17	WBML PROPERTIES LLC	1WD *	0	4200	44060	
110	1	2014-03-06	FEDERAL NATIONAL MORTGAGE	1SH *	0	4200	44060	
497	1	2002-11-13	CLEMENTS RANDALL DD & CI	1SD *	0	3200	44830	
669	1	1997-11-25	SPARKS CINDY L	1QC *	0	3370	29230	
158	1	1990-03-05		1WD	32500	0	26830	
471	0	1986-06-25		1WD *	28000	0	26110	
Year	Land	Bldg	Total	Net Tax				
2021	1400	17320	18720	877.66				
2020	1400	17320	18720	762.32				
p r o j e c t					ben acres		/ %	factor
902	MAIN DISTRICT	CONSERVANCY		XA/2025				
500	HARDIN COUNTY	LANDFILL		XA/2025				



Occupancy 1 Single Family				*DWELLING COMPUTATIONS				Sq-Ft		Value		Bldg Type		SHB+Cons		DixHt		Area		Unit		Grade		Blt/Renov		Cond		Replace		Phy		Fnc		True	
Story Height	1H							816	96680			1	DWELLING	1HB	F			1632						C-		OLD/AV		128080		.55				77810	
Floor Level		Main	FRAME					816	35740			2	Shed	*PP		8X10	80								OLD/		0						0		
		Part Upper	FRAME					816	35740			3	Pool	*PP			0								OLD/		0						0		
		Basement						408	7840																										
		Subtotal							140260																										
		Roof	GABLE																																
Metal		B 1 2 U A																																	
Plaster/Drywall		X X						Extra Features	2050			front lot	acres/	effective	depth	depth	actual	effective	extended	true															
Unfinished Wall		X						Total Value	142310				frontage	frontage	110	85	120	102	5710	5710															
Floor/Pine		X X																																	
Number of Rooms	1 4 2																																		
Bedrooms	2							Neighborhood:																											
								Code:	3730																										
Central Heat		A						Dwl/Gar/NC%	1.3500																										
FORCED AIR																																			
Plumbing																																			
Standard	1																																		
Call Back:												Sign: PSN Date: 2015-02-17 Lister:																							
												06-150030_0000-v082020R																							

Call Back:

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

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