BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-150086.0000 RES
ZZ09 2024

sale

2021 WATT ROBERT L & LINDA	2018-07-31	
2022 WATT ROBERT L & LINDA	2018-07-31	
2023 WATT ROBERT L & LINDA	2018-07-31	
2024 WATT ROBERT L & LINDA D	2018-07-31	LETSONS 4TH PT VAC ALLEY
FONTAINE ST	3SD	250-251 PT VAC ALLEY
	$90,000	
2025 WATT FAMILY REVOCABLE T	2025-04-23	
FONTAINE ST	3QC	

Eff Rate: – 50.76 — 50.59 — 44.66 — 47.03 — a/r

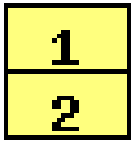
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	500	500	500	500	599
Acres					
Land100%	9260	9260	13340	13340	13350
Bldg100%			18230	18230	18240
Totl100%	9260t	9260t	31570t	31570t	31590t
Cauv100%					
Tax Value:					
Land 35%	3240	3240	4670	4670	4670
Bldg 35%			6380	6380	6380
Totl 35%	3240t	3240t	11050t	11050t	11060t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	151.90	151.34	454.34	480.64	
Sp-Asmnt	158.40	158.40	158.40	**164.94**	

ANNEXED FROM 04-220015 & 04-220016 L/W FOR 2013 DUPLICATE
061500870000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
188	3	2025-04-23	WATT FAMILY RE	3QC *	0	13340	18230
369	3	2018-07-31	WATT ROBERT L & LINDA D	3SD	90000	8830	0
571	1	2014-02-22	MCCULLOUGH PROPERTIES LLC	1WD	30000	9740	31490

Year	Land	Bldg	Total	Net Tax
2020	3240	0	3240	131.94
2019	3090	0	3090	121.68

p r o j e c t		ben acres / % factor
902 MAIN DISTRICT CONSERVANCY	XA/2024	
608 LETSON SUB - KENTON CORP	XA/2024	



FONTAINE ST 43326

PUB ELECTRIC
PUB GAS
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 3600
Dwl/Gar/NC% .9700

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value		
1	Pole Build		30X40	1200		C	2018AV	18000	.20		14400	ELECTRIC	CONCRET FL
2	P	OFP	8X20	160		C	2018AV	4800	.20		3840		

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot		118.00	178	108	120	130	15340	13350	Excess Fro

Call Back: Sign: PSN Date: 2017-05-01 Lister: 06-150086.0000-v082020R