

BUCK TWP  
SOUTH KENTON CORP

00060

Hardin County, Ohio  
Michael T. Bacon, Auditor

06-160009.0000  
KK10

RES  
2025

sale

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

2022	MADISON FRANKLIN L &	2021-02-03			
2023	MADISON FRANKLIN L &	2021-02-03			
2024	MADISON FRANKLIN L &	2021-02-03			
2025	MADISON FRANKLIN L & VA	2021-02-03	DAUMS SUB S 1/2 8 ALL 9		
	935 DAUM ST		1WD N1/2 10		
		\$102,000			
	KENTON OH 43326				

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6970	10030	10030	10030	10040
Bldg100%	60630	69340	69340	69340	69330
Totl100%	67600t	79370t	79370t	79370t	79370t
Cauvl00%					
Tax Value:					
Land 35%	2440	3510	3510	3510	3510
Bldg 35%	21220	24270	24270	24270	24270
Totl 35%	23660t	27780t	27780t	27780t	27780t
Hmstd35%					
Owner Oc	22.96	24.58	24.56	24.48	
Hmstd RB					
Net Tax	1082.28	1117.64	1183.78	1175.90	
Sp-Asmnt	54.17	54.17	62.20	32.20	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE			
1	F/C	M		1376		a	*MAIN	
	PAT	P		288	860	b	PORCH	
	OFF	P		132	3960	c	PORCH	

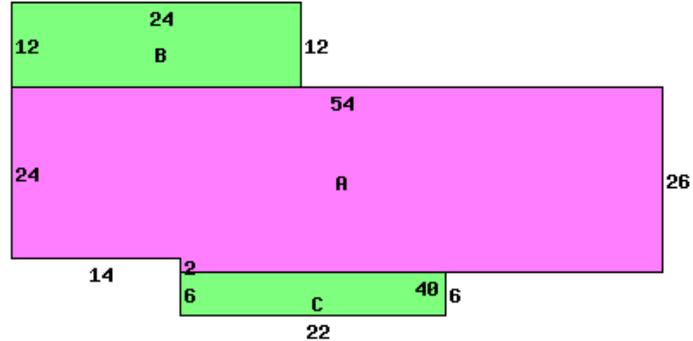
#: 19&20 L/W  
2011 duplicate combined parcels  
061600190000  
061600200000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
36	1	2021-02-03	MADISON FRANKLIN L & VALE	1WD	102000	6970	60630
83	2	2011-03-08	MIDWEST ENTERPRISE OFFICE	2WD *	23000	6860	56090
468	2	2010-10-08	HOUSEHOLD REALTY CORP	2SH *	35000	6860	56090
165	2	2004-04-19	ALBERDING KENNETH	2QC *	0	5890	46510
391	2	1998-07-11	ALBERDING KENNETH & LAUR	2WD	47500	5310	30800

Year	Land	Bldg	Total	Net Tax
2021	2440	21220	23660	1109.28
2020	2440	21220	23660	963.48

Project  
902 MAIN DISTRICT CONSERVANCY XA/2025  
500 HARDIN COUNTY LANDFILL XA/2025

2



935 DAUM ST 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS		
Story Height 1		Sq-Ft	Value	
Floor Level	Main	FRAME	1376	109450
	Subtotal			109450
Metal	Roof	GABLE		
Plaster/Drywall	D	Air Conditioning		2390
Floor/Hardwood	X	Plumbing		2100
Floor/Tile-Lino	X	Extra Features		4820
Number of Rooms	6	Total Value		118760
Bedrooms	3			
Central Heat	A	Neighborhood:		
FORCED AIR		Code:		3600
Central A/C	A	Dwl/Gar/NC%		.9700
Plumbing				
Standard	1			
Extra 3 Fixture	1			

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	18X24	432	C-	1955GD	106880	.37	65310
2 Garage				C	1955GD	10370	.60	4020
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	Excess Fro
		108.00	106	83	120	10800	10040	