DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-370026.0000 RES
M04 2026

sale

2023 COLE RICHARD SHAYNE	2019-11-22	
2024 COLE RICHARD SHAYNE	2019-11-22	
2025 COLE RICHARD SHAYNE	2019-11-22	
2026 COLE RICHARD SHAYNE	2019-11-22	BIPPUS 1ST 27-28
21337 SOUTH ST	2QC	PT VAC ALLEY
	$0	
KENTON OH 43326		

Eff Rate:- 45.71 — 48.08 — 47.49 — 47.49 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	6110	6110	6110	6110		6110	7090	7080
Bldg100%	39060	39060	39060	39060		39060	46370	46380
Totl100%	45170t	45170t	45170t	45170t		45170t	53460t	53460t
Cauv100%								
Tax Value:								
Land 35%	2140	2140	2140	2140		2140	2480	2480
Bldg 35%	13670	13670	13670	13670		13670	16230	16230
Totl 35%	15810t	15810t	15810t	15810t		15810t	18710t	18710t
Hmstd35%								
Owner Oc			13.62	13.62	13.62			
Hmstd RB								
Net Tax	667.98	705.46	682.74	682.74	682.74			
Sp-Asmnt	20.43	25.25	40.45	40.45				

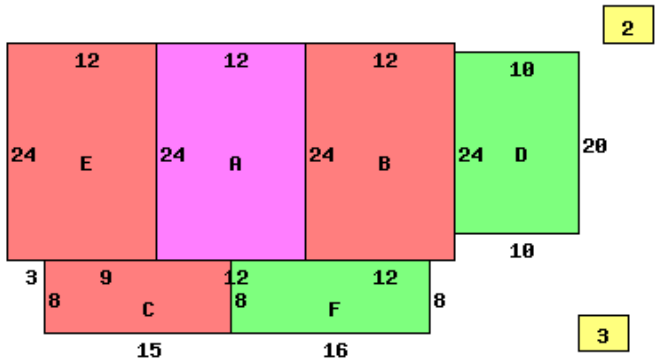
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		288		a	*MAIN
1	F/C	A		288		b	ADDTN
1	F	A		120		c	ADDTN
	EFP	P		200	8000	d	PORCH
1	F/C	A		288		e	ADDTN
	OFP	P		128	3840	f	PORCH

#: 27 L/W
103700270000

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
451	2	2019-11-22	COLE RICHARD SHAYNE	2QC	*	0	3710	28170
529	2	2019-11-22	SMITH DARREN	2QC	*	14000	3710	28170
87	2	2019-03-18	SMITH DARREN & KAREN KAY	2CT	*	0	3710	28170
392	1	1991-05-22		1UN	*	15500	0	5200
548	0	1987-07-02			*	6500	0	6830
923	0	1985-12-26			*	0	0	6830

Year	Land	Bldg	Total	Net Tax
2022	1370	10540	11910	560.20
2021	1370	10540	11910	563.74

project			ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			
145	HEPBURN - SCIOTO RIVER	XA/2025			



21337 SOUTH ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	984	103300
	Subtotal			103300
Composition	Roof	GABLE		

B 1 2 U A

Fiberboard Wall	X	Extra Features	11840
Floor/Pine	X	Total Value	115140
Floor/Carpet	X		
Number of Rooms	4	PUB ELECTRIC	
Bedrooms	2	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB ALLEY	
FORCED AIR			
Plumbing		Neighborhood:	
Standard	1	Code:	1010
		Dwl/Gar/NC%	.9500

	Bldg Type	SHB+	Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1	F/C		984		D	1950AV	92110	.55		39380
2	Garage			24X32	768		C	1995AV	18430	.60		7000
3	CARPORT	*		16X20	320			2020AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		120.00	157	102	58	59	7080	7080

Call Back: Sign: PSN Date: 2015-01-22 Lister:

10-370026.0000-v082020R