

HALE TWP
MT. VICTORY CORP

00170

Hardin County, Ohio
Michael T. Bacon, Auditor

18-200002.0000
C02

RES
2025

sale

Eff Rate:- 47.75 — 40.86 — 41.23 — 40.16 — a/r

2022	KENG VICHEA & SAVOEUN	2016-02-04			
2023	KENG VICHEA & SAVOEUN	2016-02-04			
2024	KENG VICHEA & SAVOEUN	2016-02-04			
2025	KENG VICHEA & SAVOEUN	2016-02-04	12179	.64A	
	344 N MAIN STREET	2SD			
	MT VICTORY OH 43340	\$0			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	.6400	.6400	.6400	.6400	
Land100%	12060	14310	14310	14310	14320
Bldg100%	52430	48910	48910	48910	48920
Totl100%	64490t	63230t	63230t	63230t	63240t
Cauv100%					

2026	KEP VICTOR & JAYLIN	2025-08-07			
	344 N MAIN ST	1SD			
	MT VICTORY OH 43340				

Tax Value:					
Land 35%	4220	5010	5010	5010	5010
Bldg 35%	18350	17120	17120	17120	17120
Totl 35%	22570t	22130t	22130t	22130t	22130t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	982.80	826.00	834.20	811.40	
Sp-Asmnt	73.41	72.49	76.49	76.49	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		696		a	*MAIN
1	F	A		384		b	ADDTN
	FP	P		144	5760	c	PORCH
	F2	G		576	13820	d	GRAGE
	OPF	P		96	2880	e	PORCH
	PAT	P		250	750	f	PORCH
	OPF	P		170	5100	g	PORCH

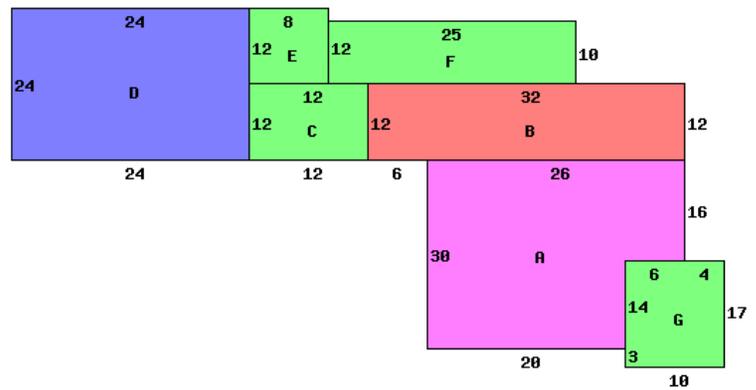
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Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
351	1	2025-08-07	KEP VICTOR & JAYLIN	1SD *	0	14310	48910
36	2	2016-02-04	KENG VICHE & SAVOEUNG	2SD *	0	11490	51140
450	1	2012-10-02	SAVOEUNG KEP	1WD	29773	11490	51140
336	1	2010-07-15	BUSCHUR NICK R TRUSTEE	1WD *	29450	11630	56370
161	1	2010-04-15	FEDERAL NATIONAL MORTGAGE	1SH *	32000	11630	56370
361	1	1999-06-28	CLIFTON ROLAND K & DEBBI	1WD	74500	10060	30830
175	2	1996-05-08	CAMBURN JODI L	2DD *	0	10000	31400
571	1	1989-07-14		1WD	47000	0	27110
50	1	1989-01-23		1UN *	0	0	27110

Year	Land	Bldg	Total	Net Tax
2021	4220	18350	22570	991.52
2020	4220	18350	22570	992.88

p r o j e c t		ben acres	/ %	factor
148	WILDCAT JT - SCIOTO RIVER			XA/2025
503	MT VICTORY LIGHTS			XV/2025
500	HARDIN COUNTY LANDFILL			XA/2025
902	MAIN DISTRICT CONSERVANCY			XA/2025

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344 N MAIN ST 43340

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	1080	103900
	Subtotal		103900
Shingle	Roof		
	B 1 2 U A		
Plaster/Drywall	X	Air Conditioning	2000
Panelled Wall	X	Garages and Carports	13820
Floor/Pine	X	Extra Features	14490
Floor/Carpet	X	Total Value	134210
Number of Rooms	5		
Bedrooms	2	PUB ELECTRIC	
		PUB GAS	
Central Heat	A	PUB WATER	
FORCED AIR		PRIV SEWER	
Central A/C	A	PUB SIDEWALK	
Plumbing			
Standard	1	Neighborhood:	
		Code:	1800
		Dwl/Gar/NC%	.9000

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1080		C-	1950AV	120790	.55	Dpr	48920
2 Pool	*NV 0	16X32	512		1983VP	0			0
front lot	acres/	effective	depth	actual	effective	extended	true		
	frontage	frontage	depth	factor	rate	value	value		
	148.5000	129.00	192	111	100	14320	14320		