

LYNN TWP  
KENTON SD

00250

Hardin County, Ohio  
Michael T. Bacon, Auditor

26-040032.0000  
F21

RES  
2025

sale

Eff Rate:- 49.68 — 43.90 — 46.27 — 45.98 — a/r

2022	WARMBROD NELSON & VIC	1988-09-02			
2023	WARMBROD NELSON & VIC	1988-09-02			
2024	WARMBROD NELSON & VIC	1988-09-02			
2025	WARMBROD NELSON & VICTO	1988-09-02	12291	2.822A	
	7849 CR 130		LWD		
					\$65,000
	KENTON OH 43326				

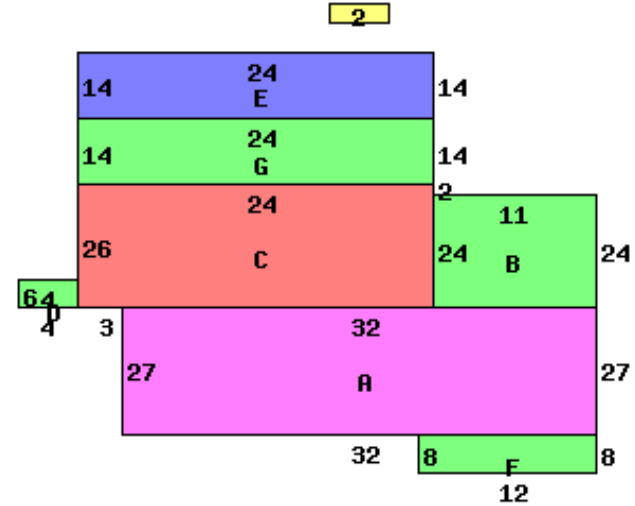
Tax Year	2022	2023	2024	2025	
Prop Cls	511	511	511	511	CAMA
Acres	2.8200	2.8200	2.8200	2.8200	511
Land100%	18060	24110	24110	24110	24100
Bldg100%	93170	109290	109290	109290	109290
Totl100%	111230t	133400t	133400t	133400t	133390t
Cauvl00%					
Tax Value:					
Land 35%	6320	8440	8440	8440	8440
Bldg 35%	32610	38250	38250	38250	38250
Totl 35%	38930t	46690t	46690t	46690t	46690t
Hmstd35%	37020	43500	43500	43500	
Owner Oc	35.82	38.38	38.34	38.24	hmstd 5250 l 38250 b
Hmstd RB					
Net Tax	1747.62	1846.36	1957.56	1944.24	
Sp-Asmnt	31.77	30.07	49.55	52.96	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		864		b	PORCH
	STP	A		264	1060	c	ADDTN
1	F/C	P		624		d	PORCH
	STP	P		24	100	e	GRAGE
	F2	G		336	8060	f	PORCH
	STP	P		96	380	g	PORCH
	EFP	P		336	13440		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
733	1	1988-09-02		LWD	65000	0	52630

Year	Land	Bldg	Total	Net Tax
2021	6320	32610	38930	1754.26
2020	6320	32610	38930	1514.16

p r o j e c t		ben acres	/	%	factor
902	MAIN DISTRICT CONSERVANCY				XA/2025
156	MCCOY 937 - SCIOTO				XA/2025
500	HARDIN COUNTY LANDFILL				XA/2025



7849 CR 130 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS		
Story Height 2	Sq-Ft	Value	
Floor Level			
	Main	FRAME	
	Full Upper	FRAME	
	Basement		
	Subtotal	192250	
Metal	Roof	HIP	
Plaster/Drywall	X X	Plumbing	3500
Panelled Wall	X	Garages and Carports	8060
Unfinished Wall	X	Extra Features	14980
Floor/Carpet	X X	Total Value	218790
Number of Rooms	1 4 4		
Bedrooms	3		
Central Heat	A	PUB ELECTRIC	
F/A WOOD		PRIV WATER	
Plumbing		PRIV SEWER	
Standard	1	Neighborhood:	
Extra 3 Fixture	1	Code:	2600
Extra 2 Fixture	1	Dwl/Gar/NC%	1.1100

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F				Cond	Value	Dpr	Dpr	Value
2 Shed	*PP	6X8			OLD/AV	218790	.55		109290
	acres/	effective	depth	actual	effective	extended			
homesite	frontage	frontage	depth	rate	rate	value			true
small acreage	1.0000		factor	15000	15000	15000			value
	1.8200			5000	5000	9100			9100

Call Back:

Sign: PSN Date: 2015-04-03 Lister:

26-040032.0000-v082020R