

LYNN TWP  
KENTON SD

00250

Hardin County, Ohio  
Michael T. Bacon, Auditor

26-040038.0000  
F11

RES  
2025

sale

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

2022 FLINN GARY L & JANET	2001-06-27			
2023 FLINN GARY L & JANET	2001-06-27			
2024 FLINN GARY L & JANET	2001-06-27			
2025 FLINN GARY L & JANET K	2001-06-27	13433 - 12162	5.345A	
8645 CR 130	1WD			
KENTON OH 43326	\$0			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	5.3450	5.3450	5.3450	5.3450	
Land100%	22800	32030	32030	32030	32030
Bldg100%	145540	152800	152800	152800	152810
Totl100%	168340t	184830t	184830t	184830t	184840t
Cauvl00%					

Orig Tax Year 2002  
Parent: 26-040004.0000

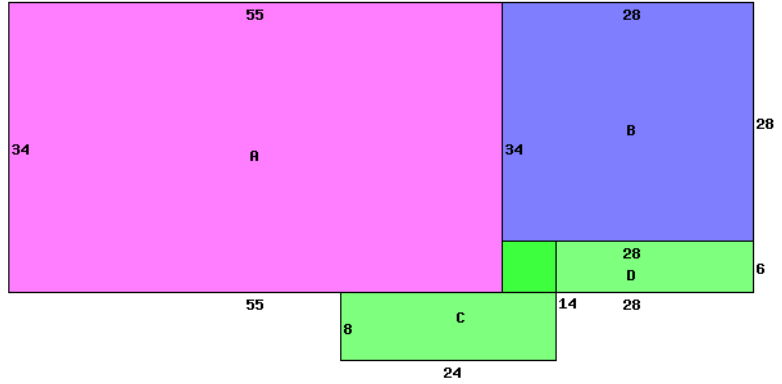
Tax Value:	7980	11210	11210	11210	11210
Land 35%	50940	53480	53480	53480	53480
Bldg 35%	58920t	64690t	64690t	64690t	64690t
Totl 35%	59350	58730	58730	58730	58730
Hmstd35%	53.56	51.82	51.78	51.62	
Owner Oc					hmstd 5250 l 53480 b
Hmstd RB	2645.68	2559.52	2713.58	2695.16	
Net Tax					
Sp-Asmnt	39.85	36.86	61.93	67.90	

SHB+ 1 B	CONS F	TYPE M	FACT G	SQ-FT 1870	VALUE 18820	a *MAIN
	F2	G	P	784	18820	b GRAGE
	DK	P	P	228	3420	c PORCH
	RFX	P	P	168	1680	d PORCH

Sale# 284	#p 1	sale date 2001-06-27	To FLINN GARY L & JANET K	Type/Invalid? 1WD *	Sale\$ 0	co:land 0	co:bldg 0
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Year 2021	Land 7980	Bldg 50940	Total 58920	Net Tax 2655.74
2020	7980	50940	58920	2292.32

Project	ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL			XA/2025
156 MCCOY 937 - SCIOTO			XA/2025
902 MAIN DISTRICT CONSERVANCY			XA/2025



8645 CR 130 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	
Main	FRAME 1870 132360
Basement	1870 34450
Subtotal	166810
Shingle	Roof GABLE
B 1 2 U A	
Plaster/Drywall	D Air Conditioning 3270
Unfinished Wall	X Plumbing 2100
Floor/Carpet	X Garages and Carports 18820
Floor/Concrete	X Extra Features 5100
Floor/Tile-Lino	X Total Value 196100
Number of Rooms	1 5
Bedrooms	3
Central Heat	A PUB ELECTRIC
FORCED AIR	PRIV WATER
Central A/C	A PRIV SEWER
Plumbing	PUB PAVED ST/RD
Standard	1 Neighborhood:
Extra 3 Fixture	1 Code: 2600
	Dwl/Gar/NC% 1.1100

Bldg Type 1 DWELLING	SHB+Cons 1 B F	DixHt FtxFt 1870	Unit Rate	Grade C-	Blt/Renov Cond 2002AV	Replace Value 176490	Phy Dpr .22	Fnc Dpr	True Value 152810
homesite	1.0000	effective frontage	depth	actual rate	effective rate	extended value	true value		
small acreage	4.3450		factor	15000	3920	15000	15000		

Call Back:

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

26-040038.0000-v082020R