LYNN TWP
KENTON SD 00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-070033.0000 RES
J50 2025

sale

2022 HAMM TERRY L & CHARLO
2023 HAMM TERRY L & CHARLO
2024 HAMM TERRY L & CHARLO
2025 HAMM TERRY L & CHARLOTT 12093 1.00A
11395 TR 180
$0
KENTON OH 43326

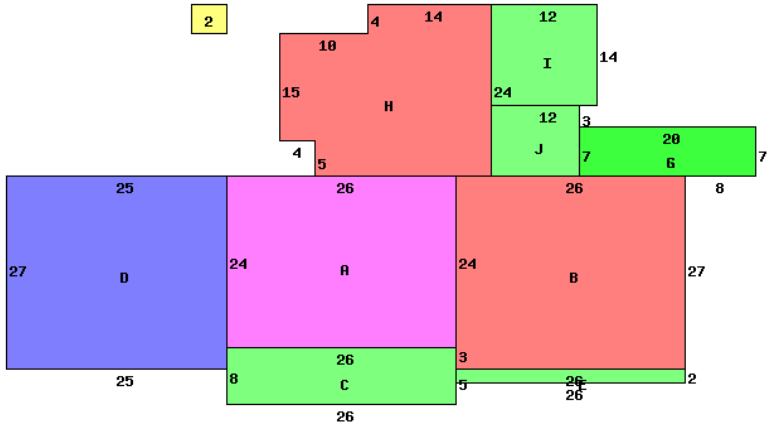
Eff Rate: 49.68 — 43.90 — 46.27 — 45.98 — a/r

	2022	2023	2024	2025	
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.0000	1.0000	1.0000	1.0000	
Land100%	12600	15000	15000	15000	15000
Bldg100%	155970	173340	173340	173340	173340
Totl100%	168570t	188340t	188340t	188340t	188340t
Cauv100%					
Tax Value:					
Land 35%	4410	5250	5250	5250	5250
Bldg 35%	54590	60670	60670	60670	60670
Totl 35%	59000t	65920t	65920t	65920t	65920t
Hmstd35%	55130	62000	62000	62000	
Owner Oc	53.34	54.72	54.66	54.50	hmstd 5250 l 56750 b
Hmstd RB	784.74	723.02	820.50	844.16	
Net Tax	1864.82	1883.26	1942.78	1900.36	
Sp-Asmnt	25.44	25.44	40.19	40.19	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		624		a	*MAIN
1 B	F	A		702		b	ADDTN
	STP	P		208	830	c	PORCH
	F2	G		675	16200	d	GRAGE
	OH	P		52	1980	e	PORCH
	BAL	P		140	2100	f	PORCH
	PAT	P		140	420	g	PORCH
1	F/C	A		516		h	ADDTN
	DK	P		168	2520	i	PORCH
	OFP	P		100	3000	j	PORCH

Year	Land	Bldg	Total	Net Tax
2021	4410	54590	59000	1871.90
2020	4410	54590	59000	1615.92

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY XA/2025			
279	SILVER CREEK - SCIOTO RIVER XA/2025			
500	HARDIN COUNTY LANDFILL XA/2025			



11395 TR 180 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1842	131830
	Basement		702	13270
	Subtotal			145100
Shingle	Roof	GABLE		

	B	1	2	U	A		
Plaster/Drywall	X	X			702 sq ft	Basement Finish	7640
Floor/Carpet	X	X				Fireplaces	2000
Floor/Tile-Lino		X				Air Conditioning	4430
Number of Rooms		6				Plumbing	3500
Bedrooms		3				Garages and Carports	16200
						Extra Features	10850
Fireplace						Total Value	189720
Openings		1					
Stacks		1				PUB ELECTRIC	
Central Heat		A				PRIV WATER	
ELECTRIC						PRIV SEWER	
Central A/C		A				PUB PAVED ST/RD	
Plumbing						Topo: ROLLING	
Standard	1						
Extra 3 Fixture	1					Neighborhood:	
Extra 2 Fixture	1					Code:	2600
						Dwl/Gar/NC%	1.1100

	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		2544		C+	1976GD	208690	.30		162150
2	Garage		30X40	1200		C	1992AV	28800	.65		11190

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000

Call Back: Sign: PSN Date: 2015-04-02 Lister:

26-070033.0000-v082020R