

BUCK TWP
KENTON SD

00040

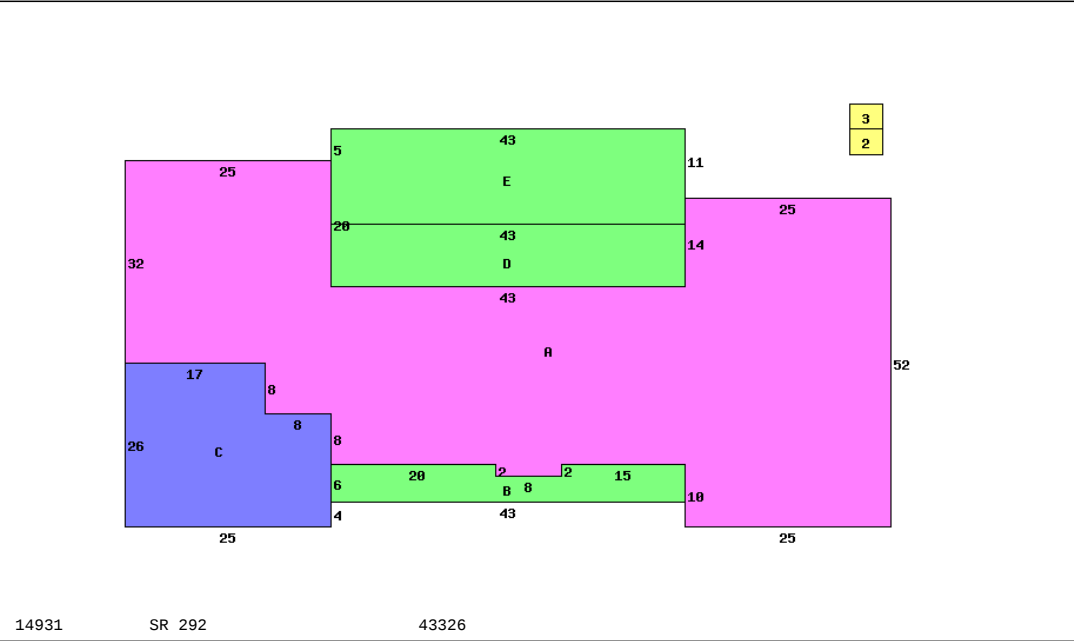
Hardin County, Ohio
Michael T. Bacon, Auditor

04-080011.0000
E08

AGR
2024

sale				Eff Rate:- 49.66 — 49.50 — 43.46 — 45.84 — a/r			
2021 MCCULLOUGH FARMS LTD	1997-07-10			Tax Year 2021	2022	2023	2024
2022 MCCULLOUGH FARMS LTD	1997-07-10			Prop Cls 111	111	111	111
2023 MCCULLOUGH FARMS LTD	1997-07-10			Acres 77.9600	77.9600	77.9600	77.9600
2024 MCCULLOUGH FARMS LTD	1997-07-10	10103 77.96A		Land100% 427600	427600	468490	468490
14931 SR 292	4WD			Bldg100% 273000	273000	313740	313740
KENTON OH 43326	\$0			Totl100% 700600t	700600t	782230t	782230t
				Cauv100% 115660	115660	220200	220200
				Tax Value:			
				Land 35% 40480	40480	77070	77070
				Bldg 35% 95550	95550	109810	109810
				Totl 35% 136030t	136030t	186880t	186880t
				Hmstd35% 99960	99960	115060	115060
				Owner 0c 94.20	94.22	98.66	98.56
				Hmstd RB			
				Net Tax 6148.50	6125.68	7381.92	7827.04
				Cauv Sav 5010.50	4992.24	3478.50	3685.46
				Sp-Asmnt 93.18	93.17	406.75	442.28

SHB+ 1	CONS B/C OBP B EFP PAT	TYPE M P G P P	FACT	SQ-FT 3384 242 586 430 645	VALUE 8470 16410 17200 1940	a b c d e	*MAIN PORCH GRAGE PORCH PORCH	
#: 12 L/w fireplace is ornamental only 040800120000 35.96a								
Sale# 268 316	#p 4 1	sale date 1997-07-10 1991-05-03	To MCCULLOUGH FARMS LTD		Type/Invalid? 4WD * 1UN *	Sale\$ 0 85000	co:land 96400 0	co:bldg 65660 65510
Year 2020 2019	Land 40480 65880	Bldg 95550 79700	Total 136030 145580	Net Tax 5309.80 5470.86				
p r o j e c t						ben acres		/ % factor
902	MAIN DISTRICT CONSERVANCY				XA/2024			
500	HARDIN COUNTY LANDFILL				XA/2024			
246	FULTON DITCH SCIOTO RIVER MA				XA/2024			
261	BONTRAGER DITCH #1019 - SCIO				XA/2024			
346	GANDER RUN-SCIOTO RIVER				XA/2024			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS													
Story Height	1			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
Floor Level				3384	221110	1 DWELLING	1 B/C		3384			1996GD		355060	.22	.10	311570
Metal					221110	3 POND	.53A DK	15X24	360			OLD/		0			0
											C	1996AV		5400	.60		2160
B 1 2 U A						Tab #	S O I L		Acres			Mkt/Ac		Market	Au/Ac		Cauv
Plaster/Drywall	D			Air Conditioning	5890	C 1	BOA	BLOUNT SILT LOAM 0-	8.4846			6030		51160	2660		22570
Floor/Carpet	X			Plumbing	2100	C 2	BOB	BLOUNT SILT LOAM, 2	31.4591			5770		181520	2360		74240
Floor/Tile-Lino	X			Garages and Carports	16410	C 14	GWB	GLYNWOOD SILT LOAM	4.5074			5400		24340	1750		7890
Number of Rooms	6			Extra Features	27610	C 15	GYB2	GLYNWOOD CLAY LOAM	2.9221			5020		14670	1230		3590
Bedrooms	3			Total Value	273120	C 39	PM	PEWAMO SILTY CLAY L	27.1589			6490		176260	3560		96690
						670	HSITE	HOMESITE	1.0000			15000		15000	15000		15000
Insulation	F			PUB ELECTRIC		980	ROAD	ROAD	.9080								
Central Heat	A			PUB PAVED ST/RD		C 51	WSTL	WASTE LAND	.6570			120		80	50		30
FORCED AIR				Topo: ROLLING		C 2	BOB	BLOUNT SILT LOAM, 2	.0083			5770		50	230		
Central A/C	A					C 15	GYB2	GLYNWOOD CLAY LOAM	.0956			5020		480	230		20
Plumbing				Neighborhood:		C 39	PM	PEWAMO SILTY CLAY L	.7590			6490		4930	230		180
Standard	1			Code:	400												
Extra 3 Fixture	1			Dwl/Gar/NC%	1.2500												
						77.96											
						468490											
						163970											
						(100%)											
						(35%)											
						220210											
						77070											
						CAUV # 2367											
Call Back:						Sign: PSN Date: 2015-07-30 List:											
						04-080011 0000-v082020P											