

BUCK TWP  
KENTON SD

00040

Hardin County, Ohio  
Michael T. Bacon, Auditor

04-100001.0000  
J28.01

IND  
2025

sale

2022	MAT DEVELOPMENT CO LL	2014-02-12			
2023	MAT DEVELOPMENT CO LL	2014-02-12			
2024	MAT DEVELOPMENT CO LL	2014-02-12			
2025	MAT DEVELOPMENT CO LLC	2014-02-12	10040 10692	14.635A	
	13233 US 68	2WD			
	KENTON OH 43326	\$102,900			

Eff Rate:-	56.33	52.87	55.36	55.06	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	320	320	320	320	320
Acres	14.6350	14.6350	14.6350	14.6350	
Land100%	36230	36600	36600	36600	36590
Bldg100%	18510	18510	18510	18510	18500
Totl100%	54740t	55110t	55110t	55110t	55090t
Cauvl00%					
Tax Value:					
Land 35%	12680	12810	12810	12810	12810
Bldg 35%	6480	6480	6480	6480	6480
Totl 35%	19160t	19290t	19290t	19290t	19280t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1079.32	1019.82	1067.86	1062.14	
Sp-Asmnt	11.93	11.93	14.79	14.79	

Orig Tax Year 2015  
Parent: 04-100002.0000

WHEN BLDG PICKED PUT ON 75% ABATEMENT FOR 10 YRS  
041000170000 .388A  
041000280000 7.283A  
041000610000 3.731A  
041100210000 .855A

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
44	2	2014-02-12	MAT DEVELOPMENT CO LLC	2WD	102900	0	0

Year	Land	Bldg	Total	Net Tax
2021	12680	6480	19160	1086.82
2020	12680	6480	19160	969.26

project  
902 MAIN DISTRICT CONSERVANCY XA/2025  
333 TAYLOR CREEK #1096 - SCIOTO XA/2025  
ben acres / % factor

13233 US 68 S 43326

Neighborhood:  
Code: 400  
Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 PAVING	*	FtxFt	Area	Grade	Value	Dpr Dpr	Value
			0		1950FR 18500		18500
other	acres/	effective	depth	actual	effective	extended	true
	frontage	frontage	depth	rate	rate	value	value
	14.6350			5000	5000	73180	36590

Call Back: Sign: PSN Date: 2016-02-10 Lister: 04-100001.0000-v082020R