

BUCK TWP
KENTON SD

00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-100064.0000
J28.03

IND
2025

sale

Eff Rate:- 56.33 — 52.87 — 55.36 — 55.06 — a/r

2022 MCCULLOUGH PROPERTIES	2017-10-05
2023 STILLWATER METAL REAL	2022-05-31
2024 STILLWATER METAL REAL	2022-05-31
2025 STILLWATER METAL REALTY	2022-05-31 10040 10292 10.468A
12971 US 68	1WD
KENTON OH 43326	\$2,500,000

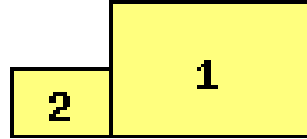
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	340	340	340	340	340
Acres	10.4680	10.4680	10.4680	10.4680	
Land100%	50740	68430	68430	68430	68440
Bldg100%	310800	310800	310800	310800	310790
Totl100%	361540t	379230t	379230t	379230t	379230t
Cauvl00%					
Tax Value:					
Land 35%	17760	23950	23950	23950	23950
Bldg 35%	108780	108780	108780	108780	108780
Totl 35%	126540t	132730t	132730t	132730t	132730t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	7128.16	7017.22	7347.64	7308.34	
Sp-Asmnt	488.00	488.00	531.84	531.84	

ABATEMENT FOR 75% FOR 10 YEARS BEGINNING 2020 DUPL ENDING ON 2029 DUPL
041100470000 2.222A
041100480000 8.164A

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
258	1	2022-05-31	STILLWATER METAL REALTY C	1WD	2500000	50740	310800
494	1	2017-10-05	MCCULLOUGH PROPERTIES LLC	1WD	104680	0	0

Year	Land	Bldg	Total	Net Tax
2021	17760	108780	126540	7177.84
2020	17760	108780	126540	6401.34

project
333 TAYLOR CREEK #1096 - SCIOTO XA/2025
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025



12971 US 68 43326

PUB PAVED ST/RD
Neighborhood:
Code: 400
Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 MANUFACT		FtxFt	30000	Rate	C	2018AV	963600	.05	.75	228860
2 OFFICE			5000	68.99	C	2018AV	344950	.05	.75	81930
3 ABATE2029	*750		0			OLD/	932330			0
other	residual	acres/	effective	depth	actual	effective	extended	value	true	value
		frontage	frontage	depth	rate	rate	value	value	value	value
		1.6100	8.8580	5000	15000	15000	24150	24150	24150	24150
					5000	5000	44290	44290	44290	44290

Call Back: Sign: PSN Date: 2018-06-26 Lister: 04-100064.0000-v082020R