

BUCK TWP  
KENTON SD

00040

Hardin County, Ohio  
Michael T. Bacon, Auditor

04-110024.0000  
Q17

COM  
2024

sale

Eff Rate:- 56.72 — 56.33 — 52.87 — 55.36 — a/r

2021 MCCULLOUGH STEVEN & J	2004-08-17
2022 MCCULLOUGH STEVEN & J	2004-08-17
2023 MCCULLOUGH STEVEN & J	2004-08-17
2024 MCCULLOUGH STEVEN & JEF	2004-08-17 10042-10292 2.813A
12755 US 68 S	2WD
KENTON OH 43326	\$249,007

Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	499	499	499	499	499
Acres	2.8780	2.8780	2.8130	2.8130	
Land100%	35370	35370	35370	35370	35360
Bldg100%	160140	160140	159710	159710	159710
Totl100%	195510t	195510t	195090t	195090t	195070t
Cauvl00%					
Tax Value:					
Land 35%	12380	12380	12380	12380	12380
Bldg 35%	56050	56050	55900	55900	55900
Totl 35%	68430t	68430t	68280t	68280t	68270t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	3881.60	3854.74	3609.86	3779.82	
Sp-Asmnt	246.96	246.95	246.95	266.48	

Orig Tax Year 1998  
Parent: 04-110024.0000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
510	2	2004-08-17	MCCULLOUGH STE	2WD	249007	38800	135200
Year	Land	Bldg	Total	Net Tax			
2020	12380	56050	68430	3461.70			
2019	12380	56050	68430	3412.46			

project  
902 MAIN DISTRICT CONSERVANCY XA/2024  
500 HARDIN COUNTY LANDFILL XA/2024  
ben acres / % factor



12755 US 68 S 43326

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

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 RETAIL/SH		11122	33.41	C	1977AV	371590	.60			148640
2 STORAGE		40X76	3040	10.81	C	1977AV	32860	.80		6570
3 Paving			6000	1.50	C	1977AV	9000	.80		1800
4 FENCE	*NV		128		OLD/	0				0
5 Paving	CONC		4500	3.00	C	1977AV	13500	.80		2700
site value										
site value	1.0000	effective	depth	actual	effective	extended	true			
site value	1.8130	frontage	depth	rate	rate	value	value			
				15000		15000	15000			
				11250		20360	20360			

Call Back: Sign: PSN Date: 2015-08-06 Lister: 04-110024.0000-v082020R