BUCK TWP
KENTON SD 00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-120017.0000 COM
F14 2026

sale

2023	MCNALLY COREY J & DAR	2018-04-26	
2024	MCNALLY COREY J & DAR	2018-04-26	
2025	MCNALLY COREY J & DAR	2018-04-26	
2026	MCNALLY COREY J & DARLA	2018-04-26 10030	3.78A
	14073 SR 31	1SD	
		$32,500	
	KENTON OH 43326		

Eff Rate: – 43.46 — 45.84 — 45.54 — 55.06 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	599	599	599	599	0	599	599	455
Acres	3.7800	3.7800	3.7800	3.7800	3.7800			
Land100%	28910	28910	28910	28910		28910	34690	34680
Bldg100%	186710	186710	186710	186710		186710	224060	224060
Totl100%	215630t	215630t	215630t	215630t		215630t	258740t	258740t
Cauv100%								
Tax Value:								
Land 35%	10120	10120	10120	10120		10120	12140	12140
Bldg 35%	65350	65350	65350	65350		65350	78420	78420
Totl 35%	75470t	75470t	75470t	75470t		75470t	90560t	90560t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	3020.98	3200.70	3179.08	3179.08	3179.08			
Sp-Asmnt	242.80	264.47	264.47	264.47				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
177	1	2018-04-26	MCNALLY COREY J & DARLA S	1SD	32500	20230	33170
554	1	2017-12-14	NICHOLS SHEILA A	1CT *	0	20230	33170
162	1	2005-03-18	NICHOLS LEON A & SHEILA	1WD	48000	16630	72910
25	1	2005-01-12	BANK ONE NATIONAL ASSOC	1SH	51000	16630	72910
390	1	1992-04-30		1UN *	0	0	49030
523	0	1988-07-13		*	59000	0	49030

Year	Land	Bldg	Total	Net Tax
2022	7330	38720	46050	2105.64
2021	7330	16720	24050	1103.70

project			ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			

14073 SR 31 43326

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:

Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
res-ag:lnd%	1.2000
ag-t:c/p/w%	1.2000
ag-t:other%	1.2000
ag:outbldg%	1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
5	Autorep			1000	65.05	C	1958GD	54210	.50		32530
6	P	OFP	8X12	96		C	2018AV	2880	.20		2760
7	AUTOREP		56X70	3920	53.50	C	2021AV	174790	.10		188770

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
comm primary	1.0000				15000	15000	15000	18000
other	2.7800				5000	5000	13900	16680

Call Back: Sign: PSN Date: 2015-08-05 Lister:
Call Back: Sign: PSN Date: 2012-05-18 Lister:

04-120017.0000-v082020R