

BUCK TWP
KENTON SD

00040

Hardin County, Ohio
Michael T. Bacon, Auditor

04-200033.0000
I10

RES
2025

sale

Eff Rate:- 49.50 — 43.46 — 45.84 — 45.54 — a/r

2022	MCKINLEY ROGER D & BE	2004-10-20			
2023	MCKINLEY ROGER D & BE	2004-10-20			
2024	MCKINLEY ROGER D & BE	2004-10-20			
2025	MCKINLEY ROGER D & BETH	2004-10-20	10031	1.377A	
	13667 TR 179		1WD		
	KENTON OH 43326		\$0		

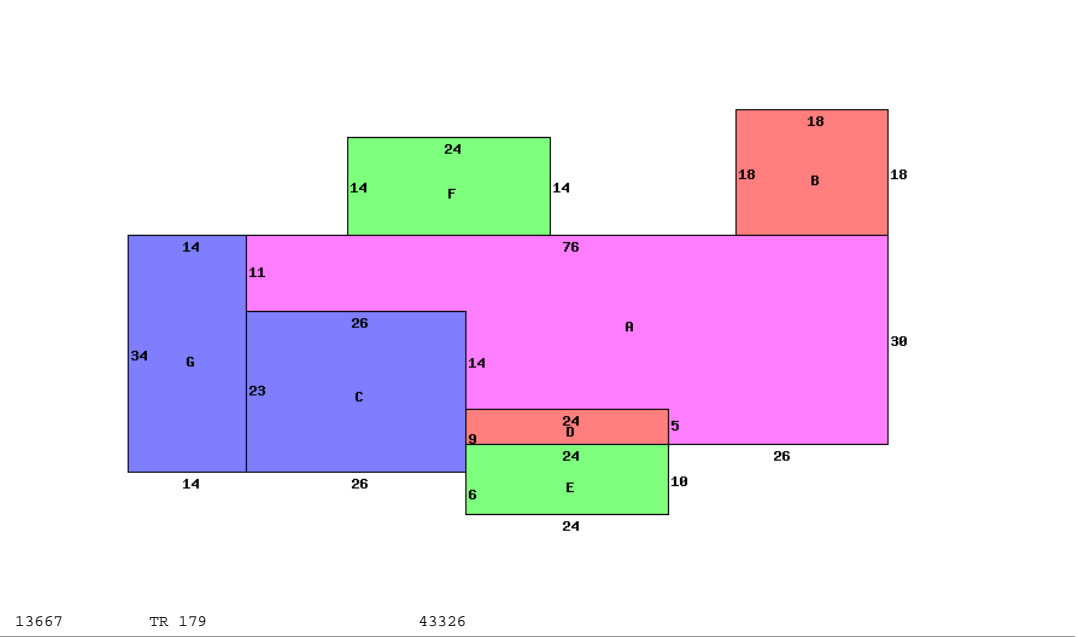
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.3800	1.3800	1.3800	1.3800	
Land100%	13740	16910	16910	16910	16900
Bldg100%	172200	171490	171490	171490	171490
Totl100%	185940t	188400t	188400t	188400t	188390t
Cauvl00%					
Tax Value:					
Land 35%	4810	5920	5920	5920	5920
Bldg 35%	60270	60020	60020	60020	60020
Totl 35%	65080t	65940t	65940t	65940t	65940t
Hmstd35%	64520	65080	65080	65080	
Owner Oc	60.82	55.80	55.74	55.58	hmstd 5250 l 59830 b
Hmstd RB					
Net Tax	2914.94	2583.70	2740.80	2722.06	
Sp-Asmnt	22.57	22.57	36.98	36.98	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		1666		b	ADDTN
1	F/C	A		324		c	GRAGE
	F2	F		598	17370	d	ADDTN
	F/C	A		120		e	PORCH
	OFF	P		240	7200	f	PORCH
	DK	P		336	5040	g	GRAGE
	F	G		476	11420		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
489	1	2004-10-20	MCKINLEY ROGER D & BETH	1WD *	0	9200	89570
83	1	1999-03-01	MCKINLEY ROGER D	1CT *	0	8340	70200
717	1	1988-08-31	MCKINLEY ROGER D	1WD	65000	0	53630

Year	Land	Bldg	Total	Net Tax
2021	4810	60270	65080	2925.86
2020	4810	60270	65080	2524.46

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



Occupancy	1 Single Family	*DWELLING COMPUTATIONS		
Story Height	1	Sq-Ft Value		
Floor Level	Main	FRAME	2110	142810
	Basement		1666	30820
	Subtotal			173630
	Roof	GABLE		
Metal	B 1 2 U A			
Plaster/Drywall	D D	555 sq ft	Basement Finish	6070
Panelled Wall	X		Air Conditioning	3670
Unfinished Wall	X		Plumbing	3500
Floor/Carpet	X X		Garages and Carports	28790
Number of Rooms	1 9		Extra Features	12240
Bedrooms	3		Total Value	227900
Central Heat	A		PUB ELECTRIC	
FORCED AIR			PRIV WATER	
Central A/C	A		PRIV SEWER	
Plumbing			PUB PAVED ST/RD	
Standard	1			
Extra 3 Fixture	1		Neighborhood:	
Extra 2 Fixture	1		Code:	400
			Dwl/Gar/NC%	1.2500

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	PtxFt	Area	Grade	Cond	Value	Dpr	Value
2 Shed		12X14	2665	C	1972AV	227900	.40	170930
			168	D	1972AV	1610	.65	560
homesite	acres/	effective	depth	actual	effective	extended	true	
small acreage	frontage	frontage	depth	rate	rate	value	value	
	1.0000			15000	15000	15000	15000	
	.3800			5000	5000	1900	1900	

Call Back: Sign: PSN Date: 2016-02-10 Lister: 04-200033.0000-v082020R