BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-050018.0000 RES
V45 2026

sale

2023 WHITAKER ENTERPRISES	2015-05-26	
2024 WHITAKER ENTERPRISES	2015-05-26	
2025 WHITAKER ENTERPRISES	2015-05-26	
2026 WHITAKER ENTERPRISES LL	2015-05-26	RIVERSIDE 50-54
PARK AVE	3QC	
	$0	

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	599	599	599	599	0	599	599	599
Acres								
Land100%	14290	14290	14290	14290		14290	16430	16420
Bldg100%	10940	10940	10940	10940		10940	10940	10940
Totl100%	25230t	25230t	25230t	25230t		25230t	27370t	27360t
Cauv100%								
Tax Value:								
Land 35%	5000	5000	5000	5000		5000	5750	5750
Bldg 35%	3830	3830	3830	3830		3830	3830	3830
Totl 35%	8830t	8830t	8830t	8830t		8830t	9580t	9580t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	363.06	384.08	381.56	381.56	381.56			
Sp-Asmnt	4.31	8.86	8.86	8.86				

060500190000
060500200000
060500210000
060500220000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
221	3	2015-05-26	WHITAKER ENTERPRISES LLC	3QC *	0	10510	6260
77	1	2015-02-20	WHITAKER ENTERPRISES LLC	1WD	10000	10510	6260
106	2	2014-04-02	MOWERY CHARLES E	2WD	5000	10510	6260
408	2	2002-08-07	MCLAIN KENNETH	2DD	33000	5710	0
529	4	2001-12-14	WHITMORE VIRGINIA O	4QC *	0	5710	0

Year	Land	Bldg	Total	Net Tax
2022	3520	2550	6070	283.56
2021	3520	2550	6070	284.60

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

1

PARK AVE

PUB ALLEY

Neighborhood:
Code: 3600
Dwl/Gar/NC% 1.3700

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Build		42X62	2604		C	1982AV	31250	.65		10940

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot		120.00	256	117	138	161	19320	16420	Excess Fro

Call Back: Sign: PSN Date: 2015-01-23 Lister: 06-050018.0000-v082020R