BUCK TWP
SOUTH KENTON CORP 00060

Hardin County, Ohio
Michael T. Bacon, Auditor

06-090052.0000 RES
EE75 2026

sale

2023 NEWMEYER RICKY	2022-12-30	
2024 NEWMEYER RICKY	2022-12-30	
2025 NEWMEYER RICKY	2022-12-30	
2026 NEWMEYER RICKY	2022-12-30	LETSONS 3RD PT OL 117
1018 S MAIN ST	1WD	
	$56,000	
KENTON OH 43326		

2027 MCCULLOUGH PROPERTIES L	2025-07-14	
1018 S MAIN ST	1FD	
KENTON OH 43326		

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

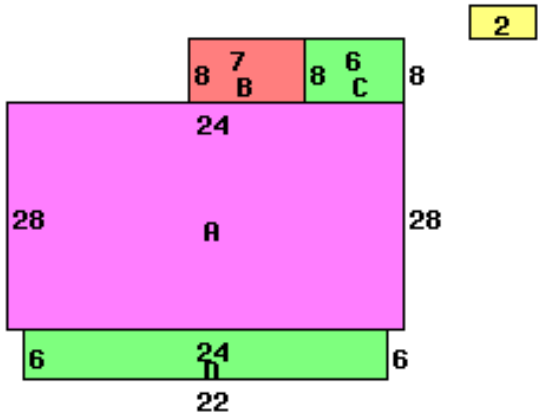
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	7800	7800	7800	7800		7800	8940	8950
Bldg100%	48540	48540	48540	48540		48540	68570	68570
Totl100%	56340t	56340t	56340t	56340t		56340t	77510t	77520t
Cauv100%								
Tax Value:								
Land 35%	2730	2730	2730	2730		2730	3130	3130
Bldg 35%	16990	16990	16990	16990		16990	24000	24000
Totl 35%	19720t	19720t	19720t	19720t		19720t	27130t	27130t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	810.82	857.76	852.10	852.10	852.10			
Sp-Asmnt	698.27	39.82	29.82	29.82				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		672		a	*MAIN
1	F/C	A		56		b	ADDTN
	EFP	P		48	1920	c	PORCH
	OFP	P		132	3960	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
293	1	2025-07-14	MCCULLOUGH PROPERTIES LLC	1FD		60000	7800	48540
675	1	2022-12-30	NEWMEYER RICKY	1WD	*	56000	5430	41970
507	1	2022-11-02	WILLIAMS SARAH LOUISE	1WD	*	0	5430	41970
123	1	2020-03-19	WILLIAMS JOHN F	1WD	*	0	5170	33710
854	1	1988-10-20		1UN	*	0	0	21200

Year	Land	Bldg	Total	Net Tax
2022	1900	14690	16590	358.64
2021	1900	14690	16590	360.00

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



1018 S MAIN ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	728	91510
	Part Upper	FRAME	672	32160
	Subtotal			123670
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	P	P	Air Conditioning	1300
Panelled Wall	X		Extra Features	5880
Floor/Carpet	X	X	Total Value	130850
Floor/Tile-Lino	L			
Number of Rooms	6	2	PUB SIDEWALK	
Bedrooms		2		
			Neighborhood:	
Central Heat	A		Code:	3600
FORCED AIR			Dwl/Gar/NC%	1.3700
Central A/C	X			
Plumbing				
Standard	1			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1H F/C		1400		D+	OLD/AV	111220	.55		68570
2	Shed	*PP F	8X10	0			1979	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		63.00	160	103	138	142	8950	8950

Call Back: Sign: PSN Date: 2014-12-19 Lister: 06-090052.0000-v082020R