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

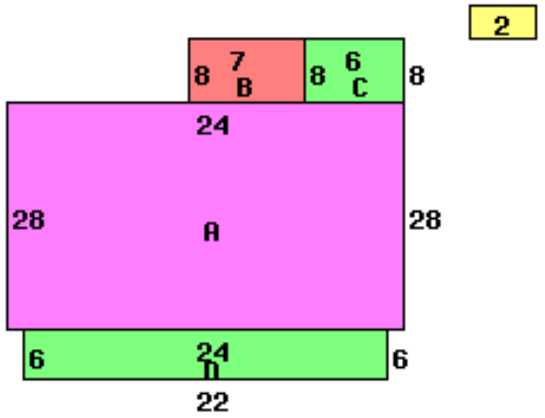
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
|---|---|---|---|---|---|---|---|---|
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 7800 | 7800 | 7800 | 7800 | | 7800 | 8940 | 8950 |
| Bldg100% | 48540 | 48540 | 48540 | 48540 | | 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