MCDONALD USV RHD FIRE DISTRICT
00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-270003.0000 RES
I08.02 2026

sale

2023 CARTER KENNETH	1992-07-15	
2024 WILKERSON KEITH M	2023-10-11	
2025 MOORE RODNEY	2024-10-18	
2026 MOORE RODNEY	2024-10-18 13360	1.194A
14196 TR 55	1WD	
	$14,000	
KENTON OH 43326		

Eff Rate:– 40.66 — 39.34 — 39.29 — 39.29 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	599	599	599	599	0	599	599	599
Acres	1.0000	1.1940	1.1940	1.1940	1.1940			
Land100%	5000	5970	5970	5970		5970	5970	5970
Bldg100%	3000	3000	3000	3000		3000	3000	3000
Totl100%	8000t	8970t	8970t	8970t		8970t	8970t	8970t
Cauv100%								
Tax Value:								
Land 35%	1750	2090	2090	2090		2090	2090	2090
Bldg 35%	1050	1050	1050	1050		1050	1050	1050
Totl 35%	2800t	3140t	3140t	3140t		3140t	3140t	3140t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	104.10	113.12	112.98	112.98	112.98			
Sp-Asmnt	5.29	11.02	11.02	11.02				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
457	1	2024-10-18	MOORE RODNEY	1WD		14000	5000	3000
417	1	2023-10-11	WILKERSON KEITH M	1SD	*	0	3000	2400
660	1	1992-07-15		1QC	*	0	2800	0
871	1	1989-10-10		1WD		2800	2800	0
870	1	1989-10-10		1WD		2800	2800	0
759	0	1985-10-28			*	3000	0	3510

Year	Land	Bldg	Total	Net Tax
2022	1050	840	1890	76.10
2021	1050	840	1890	80.42

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
135 BADER #888 SCIOTO RIVER MCDO	XA/2025			

1

14196 TR 55 43326

PUB ELECTRIC
PUB GAS
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 3100
Dwl/Gar/NC% 1.5500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Build		26X48	1248		D	1992PR	11980	.75		3000

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
small acreage	1.1940				5000	5000	5970	5970

Call Back: Sign: PSN Date: 2014-11-04 Lister: 45-270003.0000-v082020R