

DUDLEY TWP
KENTON SD

00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-140001.0000
A39

AGR
2025

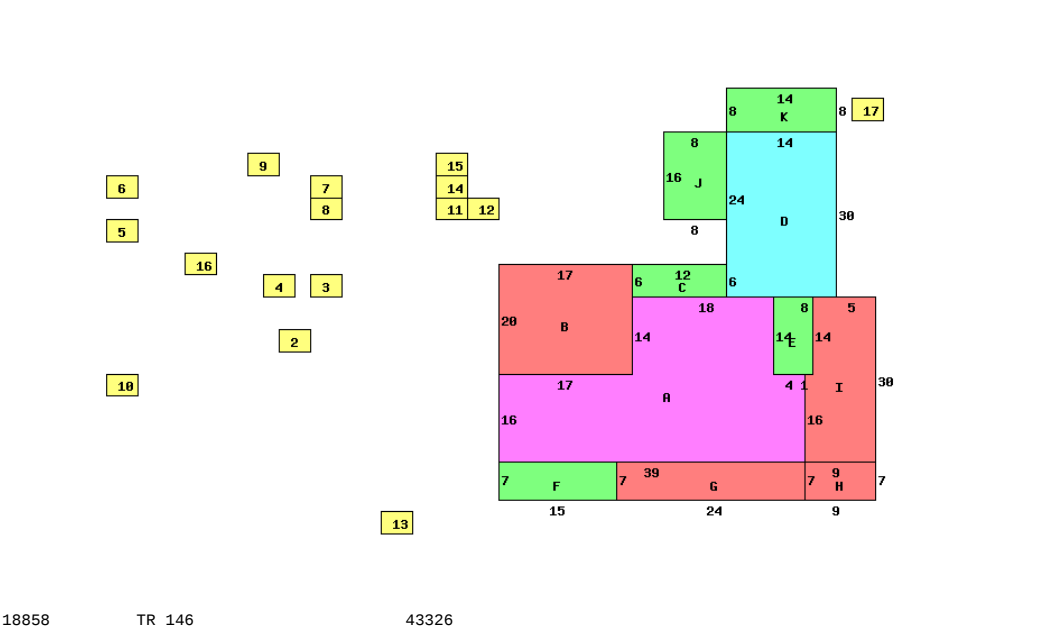
sale

2022	RABER ADEN L & CLARA	2018-10-18		
2023	RABER ADEN L & CLARA	2018-10-18		
2024	RABER ADEN L & CLARA	2018-10-18		
2025	RABER ADEN L & CLARA L	2024-09-20	10021	45.00A
	18858 TR 146	3SD		
	KENTON OH 43326	\$0		

Eff Rate:-	50.85	45.71	48.08	48.08	a/r	
Tax Year	2022	2023	2024	2025		CAMA
Prop Cls	111	111	111	111		111
Acres	45.0000	45.0000	45.0000	45.0000		
Land100%	228690	251140	251140	251140		251140
Bldg100%	148260	175600	175600	175600		175610
Totl100%	376940t	426740t	426740t	426740t		426750t
Cauv100%	54940	108510	108510	108510		108510
Tax Value:						
Land 35%	19230	37980	37980	37980		87900
Bldg 35%	51890	61460	61460	61460		61460
Totl 35%	71120t	99440t	99440t	99440t		149360t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	3345.16	4201.32	4437.10			
	2860.22	2109.12	2227.48			
Sp-Asmnt	24.03	24.03	47.82			

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		876		b	ADDTN
1 B	F	A		340		c	PORCH
	EF	P		72	2880	d	OTHER
04	F	O		420	5040	e	PORCH
	EF	P		70	2800	f	PORCH
	OF	P		105	3150	g	ADDTN
1	F/C	A		168		h	ADDTN
1	F/C	A		63		i	ADDTN
1	F/C	A		256		j	PORCH
	OF	P		128	3840	k	PORCH
	CAN	P		112	900		

MOBILE HOME ACCT: 10-0051				TITLE: 1980 PATRIOT EXEC			
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
425	3	2024-09-20	RABER ADEN L & CLARA L	ET 3SD *	0	251140	175600
521	3	2018-10-18	RABER ADEN L & CLARA L	3SD	550000	228090	124490
278	2	1998-06-15	BEECHY WILLIAM L & MARY	2SD *	0	50370	53460
Year	Land	Bldg	Total	Net Tax			
2021	19230	51890	71120	3366.28			
2020	19230	51890	71120	2927.54			
p r o j e c t				ben acres	/ %	factor	
902 MAIN DISTRICT CONSERVANCY				XA/2025			
500 HARDIN COUNTY LANDFILL				XA/2025			



Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height 1H		Main		Sq-Ft	Value
Floor Level		FRAME		1703	125820
		Part Upper		876	36840
		FRAME		1216	22640
		Basement			185300
		Subtotal			
Shingle		Roof			
		GABLE			
Plaster/Drywall		B 1 2 U A		Heating	-3060
Unfinished Wall		D D		Plumbing	-3800
Floor/Hardwood		X X		Extra Features	18610
Number of Rooms		1 3 3		Total Value	197050
Bedrooms		1 3			
				PUB ELECTRIC	
				PRIV WATER	
				PRIV SEWER	
				PUB PAVED ST/RD	
				Neighborhood:	
				Code:	1000
				Dwl/Gar/NC%	1.1900

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1 DWELLING	1HB F	2579				1955AV		157640	.42	.20	87040
2 Poultry Ho	*SV 0	20X40	800			1960FR		500			500
3 Shed	*SV 0	14X20	280			1972FR		1000			1000
4 Poultry Ho	*SV 0	12X34	408			1964FR		200			200
5 Crib/Grana	1 F 0	30X50	1500		D	1967FR		12000	.70	.20	2880
6 Shed		34X36	1224		D	1994FR		11750	.65	.20	3290
7 Hog House		40X42	1680		D	1973FR		20160	.70	.20	4840
8 Lean-To		30X34	1020		D	1940FR		6530	.70	.20	1570
9 Pole Build	1 P 0	24X30	720		D	2002FR		5530	.60	.20	1770
11 P	*SV CAN0	16X18	288			1972FR		300			300
12 Lean-To	*SV 0	28X28	616			1972FR		600			600
13 Shed	*PP	10X14	140			1995AV		0			0
14 Flat Barn	1 F 0	34X78	2652		D	1950FR		25460	.80	.50	2550
15 Lean-To	1 F	36X64	2304		C	1960FR		18430	.70	.20	4420
16 Shed		12X40	480		D	1955PR		4610	.75	.20	920
17 Pole Build		24X40	960		D	2001AV		9220	.55	.20	3320
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	7.3430	6030	44280	2660	19530					
C 2	BOB BLOUNT SILT LOAM, 2	15.9481	5770	92020	2360	37640					
C 14	GWB GLYNWOOD SILT LOAM	.2003	5400	1080	1750	350					
C 15	GYB2 GLYNWOOD CLAY LOAM	5.0989	5020	25600	1230	6270					
C 34	NO NOLIN SILT LOAM, OC	2.9090	5800	16870	2680	7800					
C 39	PM PEWAMO SILTY CLAY L	4.0463	6490	26260	3560	14410					
W 1	BOA BLOUNT SILT LOAM 0-	5.5631	3610	20080	770	4280					
W 14	GWB GLYNWOOD SILT LOAM	.0914	2830	260	750	70					
W 34	NO NOLIN SILT LOAM, OC	.5493	4530	2490	1680	920					
W 39	PM PEWAMO SILTY CLAY L	1.3407	5370	7200	1670	2240					
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000					
980	ROAD ROAD	.9099									
				45		251140	(100%)	108510	CAUV # 1869		
						87900	(35%)	37980			

CAMA / Cont: 2

SHB+ 1HB	CONS F EFP EFP	TYPE M P P	FACT	SQ-FT 576 72 84	VALUE 2880 3360	a b c	*MAIN PORCH PORCH
18858 TR 146 43326							
Occupancy 1 Single Family				*DWELLING COMPUTATIONS			
Story Height 1H				Sq-Ft	Value		
Floor Level				576	78990		
Main				576	29190		
Part Upper				576	10960		
Basement					119140		
Subtotal							
Metal							
Roof							
B 1 2 U A							
X X				Heating	-1400		
X				Plumbing	-3800		
X X				Extra Features	6240		
Number of Rooms 1 3				Total Value	120180		
Bedrooms 1							

19	Bldg Type DWELLING	SHB+Cons 1HB F	DixHt FtxFt	Area 1152	Unit Rate	Grade D	Blt/Renov Cond 1983FR	Replace Value 96140	Phy Dpr .34	Fnc Dpr .20	True Value 60410
Call Back:											