

DUDLEY TWP
KENTON SD

00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-140008.0000
A111

AGR
2025

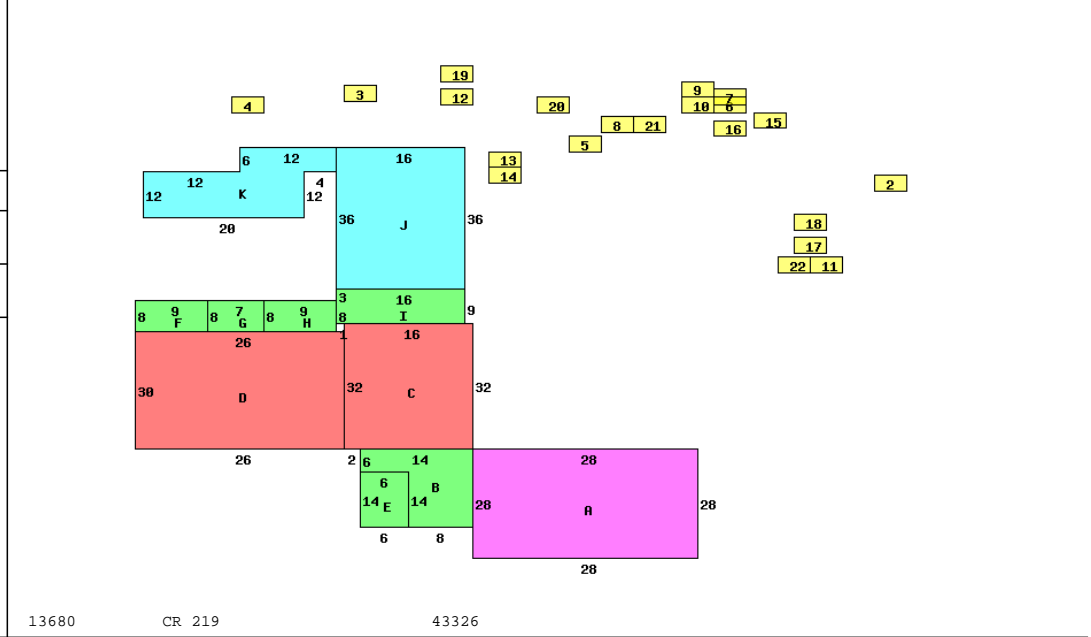
sale

Eff Rate:- 50.85 — 45.71 — 48.08 — 47.49 — a/r

2022 BONTRAGER ERVIN S & S					
2023 BONTRAGER ERVIN S & S					
2024 RABER ADEN & CLARA	2023-09-15				
2025 RABER ADEN & CLARA	2023-09-15	10023	73.698A		
13680 CR 219	1SD				
KENTON OH 43326	\$0				

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	111	111	111	111	111	111
Acres	73.6980	73.6980	73.6980	73.6980	73.6980	
Land100%	315660	345000	345000	345000	345000	345010
Bldg100%	124940	150690	150690	150690	150690	150690
Tot1100%	440600t	495690t	495690t	495690t	495690t	495700t
Cauv100%	63170	136290	136290	136290	136290	136290
Tax Value:						
Land 35%	22110	47700	47700	47700	47700	120750
Bldg 35%	43730	52740	52740	52740	52740	52740
TotL 35%	65840t	100440t	100440t	100440t	100440t	173500t
Hmstd35%	30000					
Owner Oc	28.60	31.20				
Hmstd RB	403.22	379.46				
Net Tax	2664.98	3832.90	4481.72	4423.90	4423.90	
Cauv Sav	4156.52	3086.36	3259.56	3217.48		
Sp-Asmnt	24.52	24.52	45.38	45.38		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 BA	F	M		784		b	PORCH
	EFF	P		196	7840	c	ADDTN
1HB	F	A		512		d	PORCH
2 B	F	A		780		e	PORCH
	OFF	P		84	2520	f	PORCH
	OFF	P		72	2160	g	PORCH
	EFF	P		56	2240	h	PORCH
	OFF	P		72	2160	i	PORCH
	EFF	P		144	5760	j	OTHER
04	F	O		576	6910	k	OTHER
04	F	O		312	3740		



Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
389	1	2023-09-15	RABER ADEN & CLARA	1SD *	0	315660	124940
Year	Land	Bldg	Total	Net Tax			
2021	22110	43730	65840	2681.94			
2020	27240	43730	70970	2540.76			
p r o j e c t					ben acres	/	% factor
902 MAIN DISTRICT CONSERVANCY							
500 HARDIN COUNTY LANDFILL							
					XA/2025		
					XA/2025		

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	2076 141400
	Full Upper	FRAME	780 57070
	Part Upper	FRAME	512 26740
	Qtr Story	FRAME	784 3130
	Basement		715 13510
	Subtotal		241850
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X X	392 sq ft	6990
Unfinished Wall	X		-4890
Floor/Hardwood	X		-3800
Floor/Pine	X X		33330
Number of Rooms	1 3 6 1		273480
Bedrooms	1 6 1		
		PUB ELECTRIC	
		PRIV WATER	
		PRIV SEWER	
		PUB PAVED ST/RD	
		Topo: ROLLING	
		Neighborhood:	
		Code:	1000
		Dwl/Gar/NC%	1.1900

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 BAF		3760		D	1900AV		218780	.55	.20	93730
2 Poultry Ho	*SV	0 20X50	1000			1950PR		300			300
3 Shed	*SV		200			1950PR		300			300
4 Shed	1 F		764		D	1950PR		7330	.75	.20	1470
5 Shed	*SV	0 12X20	420			1950FR		400			400
6 Bank Barn	1 F	0 38X96	3648		D	1900FR		35020	.70	.20	8410
7 Lean-To	1 F	0 20X74	1480		D	1950FR		9470	.70	.20	2270
8 Flat Barn		40X70	2800		D	1960F		26880	.80	.50	2690
9 Lean-To	*SV	0 10X32	320			1972PR		300			300
10 Lean-To	*SV	0 8X46	416			1960PR		400			400
11 Lean-To		20X30	600		D	1900FR		3840	.70	.20	920
12 Shop-Stud	1 F	0 18X30	540		D	1993FR		6480	.65	.20	1810
13 STORAGE	*		1080			2011AV		43200	.05	.20	26270
14 P	OFF		280		D	2011AV		6720	.35	.20	3490
15 Silo	C	10X60	0		D	1900PR		4000	.75	.20	800
16 Milk House		10X12	120		D	1900FR		1440	.70	.20	350
17 Flat Barn		36X80	2880		D	1900PR		27650	.80	.50	2770
18 Lean-To		15X30	450		D	1900PR		2880	.75	.20	580
19 Shed		16X24	384		D	1900AV		3690	.65	.20	1030
20 Lean-To		30X30	900		D	1960FR		5760	.70	.20	1380
21 P	CAN	8X48	384		D	1960FR		2460	.70	.20	590
22 P	CAN	8X42	336		D	1900PR		2150	.75	.20	430

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	.8595	6030	5180	2660	2290
C 2	BOB BLOUNT SILT LOAM, 2	20.1042	5770	116000	2360	47450
C 10	FOB FOX SILT LOAM, 2-6%	3.5139	5400	18980	1260	4430
C 14	GWB GLYNWOOD SILT LOAM	9.9426	5400	53690	1750	17400
C 16	GYC2 GLYNWOOD CLAY LOAM	8.7062	4750	41350	1050	9140
C 34	NO NOLIN SILT LOAM, OC	14.6311	5800	84860	2680	39210
C 39	PM PEWAMO SILTY CLAY L	1.1529	6490	7480	3560	4100
C 51	WSTL WASTE LAND	9.0000	120	1080	50	450
W 10	FOB FOX SILT LOAM, 2-6%	.0931	1890	180	260	20
W 34	NO NOLIN SILT LOAM, OC	1.5467	4530	7010	1680	2600