DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-150030.0000 RES
D29.01 2025

sale

2022 TROYER JOSEPH F & ROS	2015-09-11	
2023 TROYER JOSEPH F & ROS	2015-09-11	
2024 TROYER JOSEPH F & ROS	2015-09-11	
2025 TROYER JOSEPH F & ROSEM	2015-09-11 10022	3.00A
21117 TR 146	1SD	
	$80,000	
KENTON OH 43326		

Orig Tax Year 2011
Parent: 10-150016.0000

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

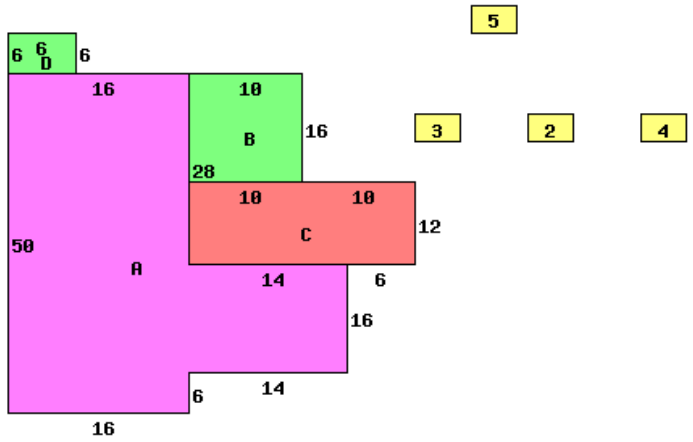
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	
Land100%	18600	25000	25000	25000	25000
Bldg100%	58340	81970	81970	81970	81980
Totl100%	76940t	106970t	106970t	106970t	106980t
Cauv100%					
Tax Value:					
Land 35%	6510	8750	8750	8750	8750
Bldg 35%	20420	28690	28690	28690	28690
Totl 35%	26930t	37440t	37440t	37440t	37440t
Hmstd35%				26410	
Owner Oc				22.76	hmstd 5250 l 21160 b
Hmstd RB					
Net Tax	1266.66	1581.82	1670.60	1626.30	
Sp-Asmnt	20.55	20.55	27.68	27.68	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		1024		a	*MAIN
	EFP	P		160	6400	b	PORCH
1	F/C	A		240		c	ADDTN
	OFP	P		36	1080	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
460	1	2015-09-11	TROYER JOSEPH F & ROSEMAR	1SD		80000	16510	58340
182	1	2010-05-19	WAHL JEFFREY G & PAMELA S	1SD	*	0	0	0

Year	Land	Bldg	Total	Net Tax
2021	6510	20420	26930	1274.66
2020	6510	20420	26930	1108.54

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



21117 TR 146 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1264	104500
	Full Upper	FRAME	1024	61800
	Subtotal			166300
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	X	
Floor/Hardwood	X		
Floor/Pine	X	X	
Number of Rooms	6	2	
Bedrooms	1	3	

Heating	-2770
Plumbing	-3800
Extra Features	7480
Total Value	167210

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:
Code: 1000
Dwl/Gar/NC% 1.1900

	Bldg Type	SHB+	Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2	F/C		2288		D	OLD/AV	133770	.55	.20	57310
2	Flat Barn			44X60	2640		D	2017AV	25340	.20	.20	16220
3	Garage	1	F	24X24	576		D	1968FR	11060	.70	.20	3160
4	Crib/Grana			40X35	1400		D	OLD/AV	11200	.65	.20	3140
5	Shed			28X40	1120		D	1976PR	10750	.75	.20	2150

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	2.0000				5000	5000	10000	10000

Call Back: Sign: PSN Date: 2017-02-21 Lister:

10-150030.0000-v082020R