

DUDLEY TWP  
KENTON SD 00100

Hardin County, Ohio  
Michael T. Bacon, Auditor

10-270001.0000 AGR  
I80 2025

sale

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

2022	MAST HENRY & ANNA	2017-01-20	
2023	MAST HENRY & ANNA	2017-01-20	
2024	MAST HENRY & ANNA	2017-01-20	
2025	MAST HENRY & ANNA	2017-01-20	N PT W2 NW4 S7 57.079A
	18099 CR 144		1QC
	KENTON OH 43326	\$0	

Tax Year	2022	2023	2024	2025	
Prop Cls	111	111	111	111	CAMA 111
Acres	57.0790	57.0790	57.0790	57.0790	
Land100%	283340	309630	309630	309630	309630
Bldg100%	205170	240090	240090	240090	240090
Totl100%	488510t	549710t	549710t	549710t	549720t
Cauv100%	69060	133000	133000	133000	133000
Tax Value:					
Land 35%	24170	46550	46550	46550	108370
Bldg 35%	71810	84030	84030	84030	84030
Totl 35%	95980t	130580t	130580t	130580t	192400t
Hmstd35%	61180	70520	70520	70520	
Owner Oc	58.34	61.06	61.00	60.76	hmstd 6440 l 64080 b
Hmstd RB					
Net Tax	4456.12	5455.92	5765.60	5690.64	
Cauv Sav	3527.64	2611.88	2758.44	2722.88	
Sp-Asmnt	72.68	62.68	86.06	86.06	

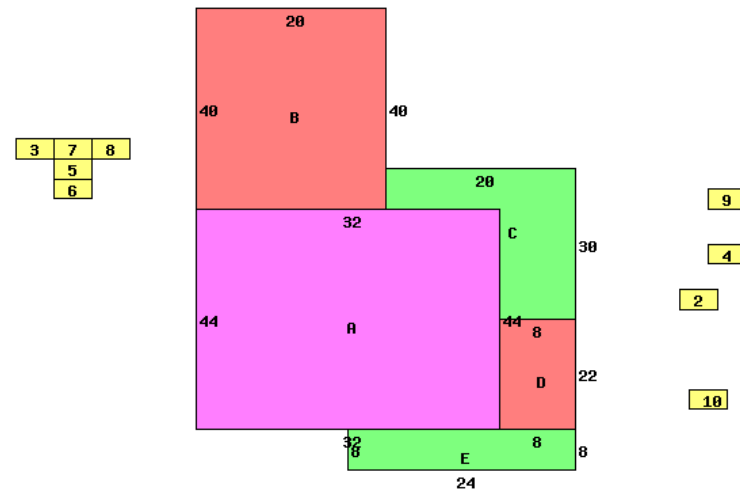
SHB+	CONS	TYPE	FACT	SO-FT	VALUE	a	*MAIN
2 B	F	M		1408			
1	F	A		800			ADDTN
	OFF	P		336	10080		PORCH
1	F	A		176			ADDTN
	OFF	P		192	5760		PORCH

#: 10-26-028 L/W 102600280000 37.495

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
28	1	2017-01-20	MAST HENRY & ANNA	1QC *	0	372370	206740
240	2	2008-05-20	MAST DANIEL A ETAL	2SD *	465000	187400	0
70	6	2006-02-10	SIEMON PAULINE E LE ETAL	6CT *	0	187400	0
68	2	2006-02-10	SIEMON PAULINE E LE ETAL	2CT *	0	187400	0
300	2	2005-08-16	SIEMON PAULINE E LE ETAL	2QC *	0	155540	0
464	2	2004-10-11	SIEMON PAULINE E LE ETAL	2CT *	0	155540	0
1046	2	1994-11-08	SIEMON PAULINE E LE ETAL	2CT *	0	0	69310
811	1	1993-09-03	SIEMON PAULINE E ETAL LE	1WD *	49000	0	98710
554	3	1993-06-25	SIEMON PAULINE E ETAL LE	3CT *	0	0	112510

Year	Land	Bldg	Total	Net Tax
2021	24170	71810	95980	4484.62
2020	24170	71810	95980	3892.06

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
105 RANGE - TYMOCHTEE			XA/2025
387 SANDERS DITCH			XA/2024
500 HARDIN COUNTY LANDFILL			XA/2025
362 SANDERS DITCH-TYMOCHTEE			XA/2025



18099 CR 144 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME 2384 158010
Full Upper	FRAME 1408 66850
Basement	1408 26060
Subtotal	250920
Roof	GABLE
B 1 2 U A	
Plaster/Drywall	D D Heating -4470
Unfinished Wall	X Plumbing -3800
Floor/Hardwood	X X Extra Features 15840
Floor/Concrete	X Total Value 258490
Number of Rooms	1 5 4
Bedrooms	1 4
	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 Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F		3792		D	2015AV	206790	.07	.20		183080
2 Shed		10X16	160		D	2011AV	1540	.35	.20		800
3 Lean-To		20X20	400		D	2013AV	2560	.30	.20		1430
4 Shop-Stud		14X24	336		D	2011AV	4030	.35	.20		2100
5 Bank Barn		40X72	2880		D	2013AV	27650	.30	.20		15480
6 P	CAN		1520		D	2013AV	9730	.30	.20		5450
7 Lean-To		20X32	640		D	2013AV	4100	.30	.20		2300
8 P	CAN	20X20	400		D	2013AV	2560	.30	.20		1430
9 Shed		16X30	480		D	2017AV	4610	.20	.20		2950
10 Pole Build		48X80	3840		D	2019AV	36860	.15	.20		25070

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	19.5773	6030	118050	2660	52080
C 2	BOB BLOUNT SILT LOAM, 2	4.5372	5770	26180	2360	10710
C 14	GWB GLYNWOOD SILT LOAM	12.1548	5400	65640	1750	21270
C 16	GVC2 GLYNWOOD CLAY LOAM	9.0378	4750	42930	1050	9490
C 39	PM PEWAMO SILTY CLAY L	5.8788	6490	38150	3560	20930
C 51	WSTL WASTE LAND	2.3000	120	280	50	120
680	HSITE HOMESITE - AMISH DW	2.0000	9200	18400	9200	18400
980	ROAD ROAD	1.5931				

57.079 309630 (100%) 133000 CAUV # 4095  
108370 ( 35%) 46550