DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-270018.0000 AGR
I84 2026

sale

2023 HOCHSTETLER NELSON &	2018-03-12	
2024 HOCHSTETLER NELSON &	2018-03-12	
2025 HOCHSTETLER NELSON &	2018-03-12	
2026 HOCHSTETLER NELSON & ES	2018-03-12	PT E2 NE4 S7 12.415A
18787 CR 144	3SD	
	$280,000	
KENTON OH 43326		

Orig Tax Year 2007
Parent: 10-270006.0000

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

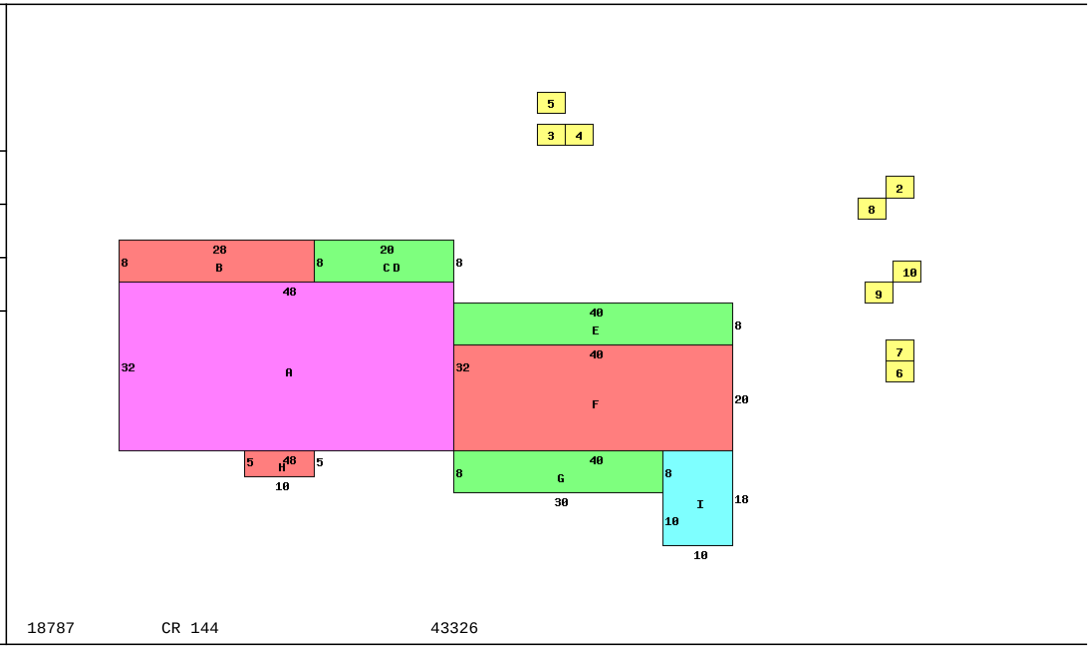
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	12.4150	12.4150	12.4150	12.4150	12.4150			
Land100%	77310	77310	77310	77310		77310	112110	112110
Bldg100%	223090	223090	223090	223090		223090	280910	280920
Totl100%	300400t	300400t	300400t	300400t		300400t	393030t	393030t
Cauv100%	37200	37200	37200	37200		77310	112110	39840
Tax Value:								
Land 35%	13020	13020	13020	13020		13020	13940	39240
Bldg 35%	78080	78080	78080	78080		78080	98320	98320
Totl 35%	91100t	91100t	91100t	91100t		91100t	112260t	137560t
Hmstd35%	60980	60980	57960	57960		57960	79650	
Owner Oc	52.80	52.74	49.94	49.94	49.94	hmstd 3220 l	54740 b	
Hmstd RB								
Net Tax	3796.16	4012.22	3962.56	3962.56	3962.56			
Cauv Sav	803.84	593.18	626.48	618.40				
Sp-Asmnt	22.93	41.06	41.06	41.06				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1536		a	*MAIN
1	F/C	A		224		b	ADDTN
	OFP	P		160	4800	c	PORCH
	OFP2	P		160	4800	d	PORCH
	CAN	P		320	2560	e	PORCH
1	F	A		800		f	ADDTN
	CAN	P		240	1920	g	PORCH
1	F	A		50		h	ADDTN
04	F	O		180	2160	i	OTHER

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
88	3	2018-03-12	HOCHSTETLER NELSON & ESTH	3SD	280000	70340	143660
174	3	2010-05-11	BEECHY CALVIN D ETAL	3SD *	0	25310	0

Year	Land	Bldg	Total	Net Tax
2022	7670	66740	74410	3449.16
2021	7670	66740	74410	3471.26

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



18787 CR 144 43326

Occupancy 1 Single Family *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	2610	169100
	Full Upper	FRAME	1536	72680
	Basement		1536	28420
	Subtotal			270200
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D D	Heating	-4880
Unfinished Wall	X	Plumbing	-3800
Floor/Hardwood	X X	Extra Features	16240
Floor/Concrete	X	Total Value	277760
Number of Rooms	1 6		
Bedrooms	3	PUB PAVED ST/RD	
		Neighborhood:	
		Code:	1000
		Dwl/Gar/NC%	1.6300

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		4146		D	2013AV	222210	.09	.35	214240
2	Pole Build		40X72	2880		D	2010AV	27650	.40	.20	13270
3	Flat Barn		38X84	3192		D	2010AV	30640	.40	.20	14710
4	Bank Barn		18X26	468		D	2010AV	4490	.40	.20	2160
5	P	CAN		1320		D	2010AV	8450	.40	.20	4060
6	Shop-Stud			996		D	2010AV	11950	.40	.20	5740
7	P	CAN		140		D	2010AV	900	.40	.20	430
8	P	OFP	8X40	320		D	2010AV	7680	.40	.20	3690
9	Pole Build		40X72	2880		D	2018AV	27650	.20	.20	17700
10	P	OFP	8X40	320		D	2018AV	7680	.20	.20	4920

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	2	BOB	BLOUNT SILT LOAM, 2	5.7069	8370	47770	2230	12730
C	9	FOA	FOX SILT LOAM 0-2%	.2499	8050	2010	1360	340
C	10	FOB	FOX SILT LOAM, 2-6%	.0180	7830	140	1140	20
C	14	GWB	GLYNWOOD SILT LOAM	1.2947	7830	10140	1630	2110
C	16	GYC2	GLYNWOOD CLAY LOAM	1.5721	6890	10830	870	1370
C	50	WE	WESTLAND CLAY LOAM	2.5140	11090	27880	3950	9930
	680	HSITE	HOMESITE - AMISH DW	1.0000	13340	13340	13340	13340
	980	ROAD	ROAD	.0594				
				12.415		112110	(100%)	39840
						39240	(35%)	13940

CAUV # 4249

Call Back: Sign: PSN Date: 2015-03-27 Lister:

10-270018.0000-v082020R