DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-270018.0000 AGR
I84 2025

sale

2022	HOCHSTETLER NELSON &	2018-03-12
2023	HOCHSTETLER NELSON &	2018-03-12
2024	HOCHSTETLER NELSON &	2018-03-12
2025	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: – 50.85 — 45.71 — 48.08 — 47.49 — a/r

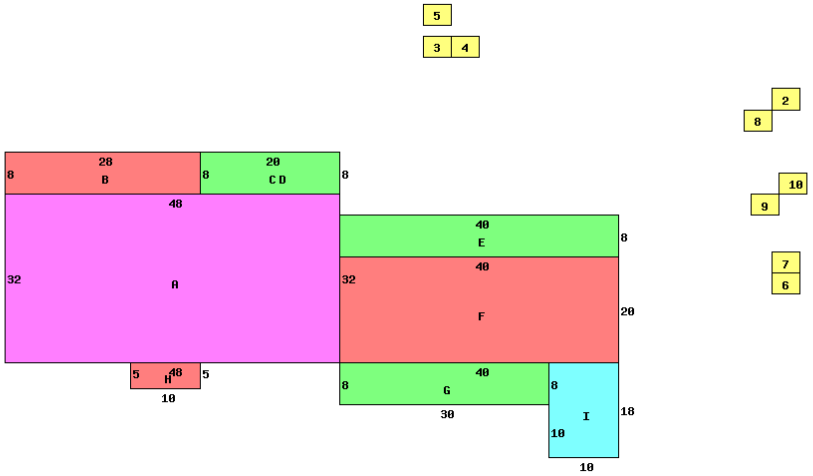
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	12.4150	12.4150	12.4150	12.4150	
Land100%	70740	77310	77310	77310	77310
Bldg100%	190690	223090	223090	223090	223090
Totl100%	261430t	300400t	300400t	300400t	300400t
Cauv100%	21910	37200	37200	37200	37190
Tax Value:					
Land 35%	7670	13020	13020	13020	27060
Bldg 35%	66740	78080	78080	78080	78080
Totl 35%	74410t	91100t	91100t	91100t	105140t
Hmstd35%	53210	60980	60980	57960	
Owner Oc	50.74	52.80	52.74	49.94	hmstd 3220 l 54740 b
Hmstd RB					
Net Tax	3449.16	3796.16	4012.22	3962.56	
Cauv Sav	803.84	593.18	626.48	618.40	
Sp-Asmnt	22.93	22.93	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
2021	7670	66740	74410	3471.26
2020	7670	66740	74410	3011.80

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



18787 CR 144 43326

Occupancy 1 Single Family

Story Height 2
Floor Level

			Sq-Ft	Value
Main	FRAME		2610	169100
Full Upper	FRAME		1536	72680
Basement			1536	28420
Subtotal				270200
Roof	GABLE			

Metal

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%	1.1900

*DWELLING COMPUTATIONS

	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	156410
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	5770	32930	2360	13470
C 9	FOA	FOX SILT LOAM 0-2%	.2499	5550	1390	1470	370
C 10	FOB	FOX SILT LOAM, 2-6%	.0180	5400	100	1260	20
C 14	GWB	GLYNWOOD SILT LOAM	1.2947	5400	6990	1750	2270
C 16	GYC2	GLYNWOOD CLAY LOAM	1.5721	4750	7470	1050	1650
C 50	WE	WESTLAND CLAY LOAM	2.5140	7650	19230	4060	10210
680	HSITE	HOMESITE - AMISH DW	1.0000	9200	9200	9200	9200
980	ROAD	ROAD	.0594				
			12.415		77310	(100%)	37190
					27060	(35%)	13020

CAUV # 4249

Call Back: Sign: PSN Date: 2015-03-27 Lister: 10-270018.0000-v082020R