DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-291010.0000 RES
L13 2026

sale

2023 PARSELL DEBRA J		1987-05-12
2024 PARSELL DEBRA J		1987-05-12
2025 PARSELL DEBRA J		1987-05-12
2026 PARSELL DEBRA J		1987-05-12 ELDRIDGE STA HILL ESTATES
13404 CR 265		10
		$31,000
KENTON OH 43326		

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

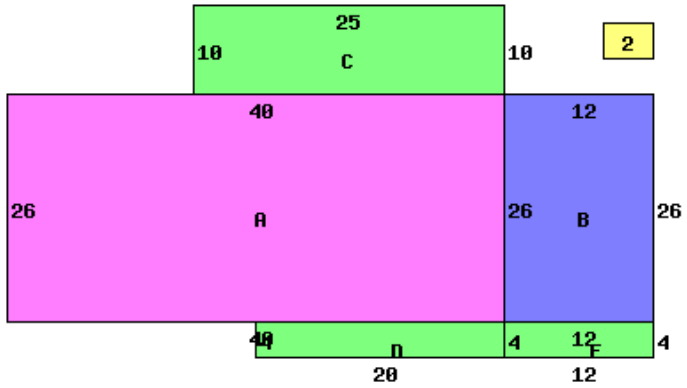
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	7770	7770	7770	7770		7770	8940	8930
Bldg100%	68770	68770	68770	68770		68770	94200	94200
Totl100%	76540t	76540t	76540t	76540t		76540t	103140t	103130t
Cauv100%								
Tax Value:								
Land 35%	2720	2720	2720	2720		2720	3130	3130
Bldg 35%	24070	24070	24070	24070		24070	32970	32970
Totl 35%	26790t	26790t	26790t	26790t		26790t	36100t	36100t
Hmstd35%								
Owner Oc	23.20	23.18	23.08	23.08	23.08			
Hmstd RB	379.46	428.80	438.30	438.30	438.30			
Net Tax	729.22	743.42	718.60	718.60	718.60			
Sp-Asmnt	620.64	327.42	327.42	327.42				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1040		a	*MAIN
	F	G		312	7490	b	GRAGE
	PAT	P		250	750	c	PORCH
	OFP	P		80	2400	d	PORCH
	OFP	P		48	1440	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
365	0	1987-05-12		*	31000	0	30910

Year	Land	Bldg	Total	Net Tax
2022	2860	22610	25470	770.48
2021	2860	22610	25470	775.44

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



13404 CR 265 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1040	104680
	Subtotal			104680
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Garages and Carports	7490
Floor/Pine	X	Extra Features	4590
Floor/Carpet	X	Total Value	116760
Number of Rooms	5		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PUB PAVED ST/RD	
ELECTRIC			
Plumbing		Neighborhood:	
Standard	1	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	1 F/C		1040		C-	1972FR	105080	.45		94200
2	Shed	*PP	8X12	96			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		105.00	425	123	69	85	8930	8930

Call Back: Sign: PSN Date: 2015-01-23 Lister:

10-291010.0000-v082020R