

DUDLEY TWP
KENTON SD 00100 Hardin County, Ohio
Michael T. Bacon, Auditor 10-320012.0000 RES
F26 2025

sale	
2022 OATES GARY L & TOM G	1999-09-10
2023 OATES GARY L & TOM G	1999-09-10
2024 OATES GEOFF	2023-08-17
2025 OATES GEOFF	2023-08-17 PT E PT SW 1/4 S1 3.01A
23382 CR 144	1AF
KENTON OH 43326	\$0

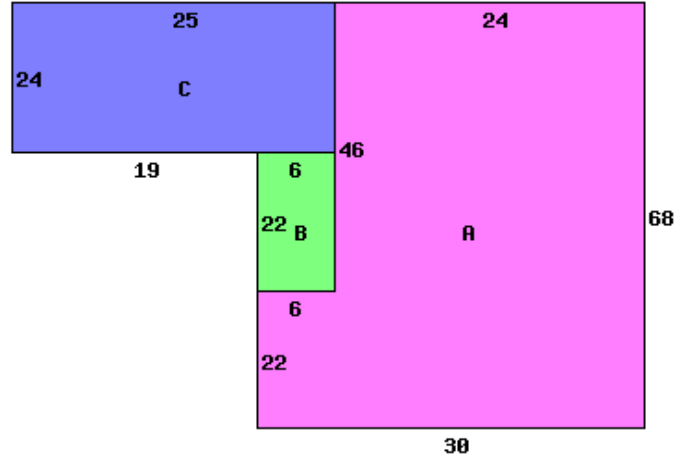
Eff Rate:-	50.85	45.71	48.08	47.49	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0100	3.0100	3.0100	3.0100	
Land100%	18630	25060	25060	25060	25050
Bldg100%	117310	139030	139030	139030	139020
Totl100%	135940t	164090t	164090t	164090t	164070t
Cauvl00%					
Tax Value:					
Land 35%	6520	8770	8770	8770	8770
Bldg 35%	41060	48660	48660	48660	48660
Totl 35%	47580t	57430t	57430t	57430t	57420t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	2237.94	2426.40	2562.56	2529.50	
Sp-Asmnt	20.16	20.16	24.98	24.98	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE			
1 B	F	M		1764		a	*MAIN	
	OFF	P		132	3960	b	PORCH	
	F2	G		600	14400	c	GRAGE	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
337	1	2023-08-17	OATES GEOFF	1AF *	0	18630	117310
526	1	1999-09-10	OATES GARY L & TOM G	1CT *	0	8910	66570
40	1	1994-01-18	OATES MARY A	1CT *	0	0	66030

Year	Land	Bldg	Total	Net Tax
2021	6520	41060	47580	2252.08
2020	6520	41060	47580	1958.56

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



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Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	Main	FRAME 1764 128750
	Basement	1764 32490
	Subtotal	161240
Shingle	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	X	Fireplaces 4000
Unfinished Wall	X	Plumbing 1400
Floor/Carpet	X	Garages and Carports 14400
Floor/Tile-Lino	X	Extra Features 4400
Number of Rooms	1 5	Total Value 185440
Bedrooms	3	
Fireplace		PUB ELECTRIC
Openings	2	PRIV WATER
Stacks	1	PRIV SEWER
Central Heat	A	PUB PAVED ST/RD
ELECTRIC		Neighborhood:
Plumbing		Code: 1000
Standard	1	Dwl/Gar/NC% 1.1900
Extra 2 Fixture	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1 B F	FtxFt	Area	Grade	Cond	Dpr Dpr	Value
			1764	C	1962GD	.37	139020
homesite	acres/	effective	depth	actual	effective	extended	true
small acreage	frontage	frontage	depth	rate	rate	value	value
	1.0000	15000	5000	15000	15000	15000	15000
	2.0100	5000	5000	10050	10050	10050	10050