DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-390004.0000 RES
N34 2025

sale

2022	MCKINLEY CHARLOTTE M	2017-03-13
2023	MCKINLEY CHARLOTTE M	2017-03-13
2024	MCKINLEY CHARLOTTE M	2017-03-13
2025	MCKINLEY CHARLOTTE M	2017-03-13 BIPPUS 2ND PT VAC ALLEY 3 6CT
	13561 CR 227	$0
	KENTON OH 43326	

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

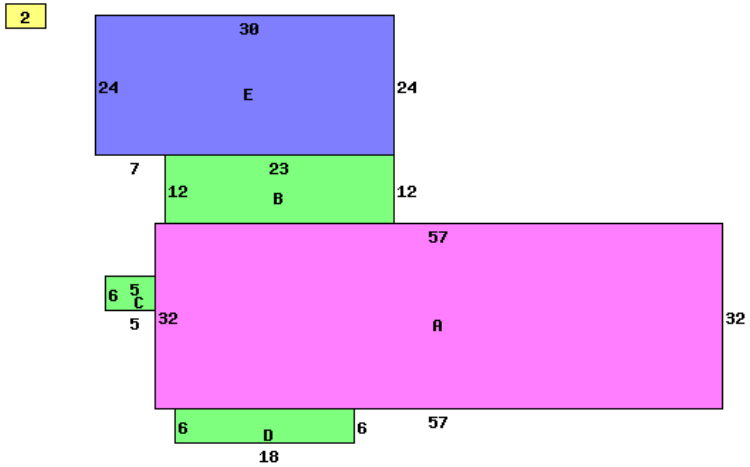
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	5800	9170	9170	9170	9160
Bldg100%	129310	127710	127710	127710	127700
Totl100%	135110t	136890t	136890t	136890t	136860t
Cauv100%					
Tax Value:					
Land 35%	2030	3210	3210	3210	3210
Bldg 35%	45260	44700	44700	44700	44700
Totl 35%	47290t	47910t	47910t	47910t	47900t
Hmstd35%	44100	45010	45010	45010	
Owner Oc	42.06	38.98	38.94	38.78	hmstd 3210 l 41800 b
Hmstd RB	403.22	379.46	428.80	438.30	
Net Tax	1779.02	1605.74	1670.04	1633.12	
Sp-Asmnt	20.84	20.84	27.79	72.41	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1824		a	*MAIN
	EBW	P		276	11040	b	PORCH
	OFP	P		30	900	c	PORCH
	OFP	P		108	3240	d	PORCH
	F	G		720	17280	e	GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
105	6	2017-03-13	MCKINLEY CHARLOTTE M	6CT *	0	5860	111890

Year	Land	Bldg	Total	Net Tax
2021	2030	45260	47290	1790.46
2020	2030	45260	47290	1552.44

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



13561 CR 227 43326

Occupancy 1 Single Family

Story Height 1

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	1824	130540
	Basement		1824	33600
	Subtotal			164140
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	3190
Unfinished Wall	X	Plumbing	2100
Floor/Carpet	X	Garages and Carports	17280
Floor/Tile-Lino	L	Extra Features	15180
Number of Rooms	1 4 2	Total Value	201890
Bedrooms	1 2		
		PUB ELECTRIC	
Central Heat	A	PRIV WATER	
FORCED AIR		PRIV SEWER	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	1010
Extra 3 Fixture	1	Dwl/Gar/NC%	.8000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		1824		D+	2009AV	171610	.13		119440
2	Garage	F 0	28X32	896		D	2009AV	17200	.40		8260

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		158.00	228	115	50	58	9160	9160

Call Back: Sign: PSN Date: 2015-01-22 Lister: 10-390004.0000-v082020R