DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-390007.0000 RES
N33 2026

## sale

| | | |
|---|---|---|
| 2023 | MCKINLEY CHARLOTTE M | 2017-03-13 |
| 2024 | UMBAUGH TREA E & ELIS | 2023-10-06 |
| 2025 | UMBAUGH TREA E & ELIS | 2023-10-06 |
| 2026 | UMBAUGH TREA E & ELISA | 2023-10-06 BIPPUS 2ND 6 |
| | 13587 CR 227 | 1SD |
| | | $63,500 |
| | KENTON OH 43326 | |

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

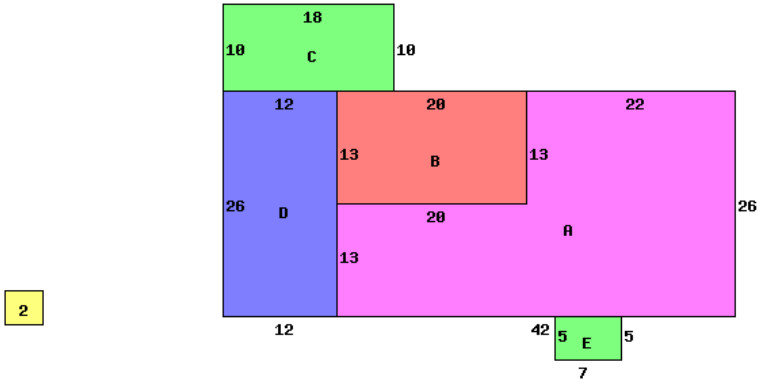
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 8710 | 8710 | 8710 | 8710 | | 8710 | 10060 | 10050 |
| Bldg100% | 48170 | 48170 | 62690 | 62690 | | 62690 | 74430 | 74430 |
| Totl100% | 56890t | 56890t | 71400t | 71400t | | 71400t | 84490t | 84480t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 3050 | 3050 | 3050 | 3050 | | 3050 | 3520 | 3520 |
| Bldg 35% | 16860 | 16860 | 21940 | 21940 | | 21940 | 26050 | 26050 |
| Totl 35% | 19910t | 19910t | 24990t | 24990t | | 24990t | 29570t | 29570t |
| Hmstd35% | | | 19910 | 19910 | | 19910 | 23540 | |
| Owner Oc | | 17.22 | 17.16 | 17.16 | 17.16 | hmstd 3050 l | 16860 b | |
| Hmstd RB | | | | | | | | |
| Net Tax | 841.18 | 871.18 | 1083.52 | 1083.52 | 1083.52 | | | |
| Sp-Asmnt | 20.32 | 25.57 | 67.13 | 67.13 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 832 | | a | *MAIN |
| 1 B | F | A | | 260 | | b | ADDTN |
| | OFP | P | | 180 | 5400 | c | PORCH |
| | F | G | | 312 | 7490 | d | GRAGE |
| | STP | P | | 35 | 140 | e | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 421 | 1 | 2023-10-06 | UMBAUGH TREA E & ELISA M | 1SD | | 63500 | 5510 | 46570 |
| 105 | 6 | 2017-03-13 | MCKINLEY CHARLOTTE M | 6CT | * | 0 | 5540 | 42540 |
| 1064 | 1 | 1993-10-27 | MCKINLEY CHARLOTTE & RIC | 1FD | * | 37000 | 0 | 33200 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 1930 | 16300 | 18230 | 857.44 |
| 2021 | 1930 | 16300 | 18230 | 862.88 |

| project | | ben acres | / % | factor |
|---|---|---|---|---|
| 500 | HARDIN COUNTY LANDFILL XA/2025 | | | |
| 902 | MAIN DISTRICT CONSERVANCY XA/2025 | | | |
| 145 | HEPBURN - SCIOTO RIVER XA/2025 | | | |




13587 CR 227 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1092 | 105050 |
| | Basement | | 273 | 5360 |
| | Subtotal | | | 110410 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | D | Air Conditioning | 2020 |
| Panelled Wall | X | Garages and Carports | 7490 |
| Unfinished Wall | X | Extra Features | 5540 |
| Floor/Carpet | X | Total Value | 125460 |
| Floor/Tile-Lino | L | | |
| Number of Rooms | 1 4 | PUB ELECTRIC | |
| Bedrooms | 2 | PRIV WATER | |
| | | PRIV SEWER | |
| Central Heat | A | PUB ALLEY | |
| FORCED AIR | | | |
| Central A/C | A | Neighborhood: | |
| Plumbing | | Code: | 1010 |
| Standard | 1 | Dwl/Gar/NC% | .9500 |

| | 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 | | 1092 | | D | 1965AV | 100370 | .40 | | 57210 | |
| 2 | Garage | M | 24X30 | 720 | | C | 2024AV | 19080 | .05 | | 17220 | CONCRET FL |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 150.00 | 220 | 115 | 58 | 67 | 10050 | 10050 |

Call Back: Sign: PSN Date: 2015-01-22 Lister: