

WASHINGTON TWP
NORTHERN SD

00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-020001.0000
B14

AGR
2025

sale

Eff Rate:- 49.61 — 39.31 — 39.59 — 39.44 — a/r

2022	FRATER DWIGHT L	2019-06-26		
2023	FRATER DWIGHT L	2019-06-26		
2024	FRATER DWIGHT L	2019-06-26		
2025	FRATER DWIGHT L	2019-06-26	PT N1/2 NW1/4 SW1/4 S2	
	10134 CR 14	3CT	14.00A	
	DUNKIRK OH 45836	\$0		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	14.0000	14.0000	14.0000	14.0000	
Land100%	77910	86370	86370	86370	86380
Bldg100%	74090	84690	84690	84690	84680
Totl100%	152000t	171060t	171060t	171060t	171060t
Cauv100%	25200	43690	43690	43690	43680

2027	EPLING STEFANI C & 10134 CR 14	2026-02-19		
	DUNKIRK OH 45836	3TD		

Tax Value:					
Land 35%	8820	15290	15290	15290	30230
Bldg 35%	25930	29640	29640	29640	29640
Totl 35%	34750t	44930t	44930t	44930t	59870t
Hmstd35%	23300	28620	28620	28620	
Owner Oc	27.40	26.74	26.66	26.54	hmstd 5250 l 23370 b
Hmstd RB					
Net Tax	1533.12	1571.50	1585.06	1578.90	
Cauv Sav	828.54	531.44	535.94	533.82	
Sp-Asmnt	23.03	28.71	24.71	28.06	

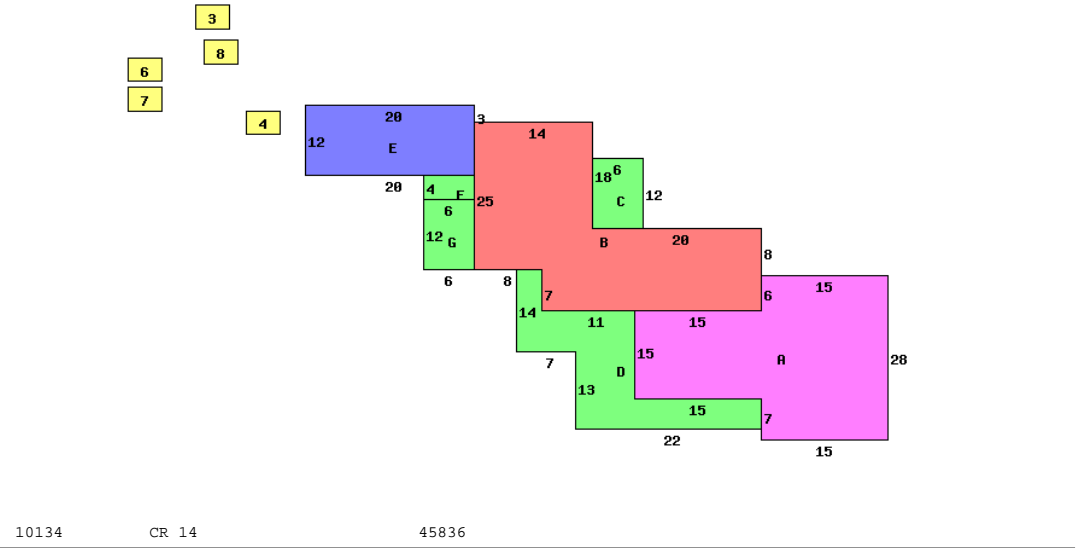
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F/C	M		645			
1	F	A		672			ADDTN
	FFP	P		72	2880		PORCH
	OFF	P		285	8550		PORCH
	F	G		240	5760		GRAGE
	OFF	P		24	720		PORCH
	RFX	P		72	720		PORCH

4-12-19 During conversion an error on bldg #2 36x960 should be 960L36

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
92	3	2026-02-19	EPLING STEFANI C &	3TD *	0	86370	84690
225	3	2019-06-26	FRATER DWIGHT L	3CT *	0	77310	68600
174	0	1987-03-13		*	20000	0	82710

Year	Land	Bldg	Total	Net Tax
2021	8820	25930	34750	1541.06
2020	8820	25930	34750	1547.22

project	ben acres	/ %	factor
592 EAGLE CREEK MAINT HANCOCK CO			XA/2018
125 HYDRAULIC - BLANCHARD			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023



10134 CR 14 45836

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1317	105560
	Full Upper	FRAME	645	51720
	Basement		672	12730
	Subtotal			170010
Metal	Roof	GABLE		
	B 1 2 U A			
Plaster/Drywall	X X	Garages and Carports	5760	
Unfinished Wall	X	Extra Features	12870	
Floor/Hardwood	X	Total Value		188640
Floor/Pine	X X X			
Number of Rooms	6 3	PUB ELECTRIC		
Bedrooms	2 3	PRIV WATER		
		PRIV SEWER		
Central Heat	A	PUB PAVED ST/RD		
FORCED AIR				
Plumbing		Neighborhood:		
Standard	1	Code:	4300	
		Dwl/Gar/NC%	1.2100	

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 F/C		1962		C	1890AV	188640	.55	.35	66760
3 Pole Build		64X40	2560		C	1998AV	30720	.55		13820
4 Crib/Grana	*SV 0	19X26	494			OLD/PR	500			500
6 Grain Bin	*PP 0	14X8	112		C	1960AV	0			0
7 Grain Bin	*PP 0	14X8	112		C	1960AV	0			0
8 Shed		30X50	1500		D	OLD/PR	14400	.75		3600
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 1	BOA BLOUNT SILT LOAM 0-	1.2349	6030	7450	2660	3290				
C 2	BOB BLOUNT SILT LOAM, 2	7.3167	5770	42220	2360	17270				
C 14	GWB GLYNWOOD SILT LOAM	2.9664	5400	16020	1750	5190				
C 52	PKA PEWAMO SICL 0-1% SL	.7903	6490	5130	3560	2810				
W 1	BOA BLOUNT SILT LOAM 0-	.1500	3610	540	770	120				
W 2	BOB BLOUNT SILT LOAM, 2	.0061	3130	20	470					
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000				
980	ROAD ROAD	.5356								
		14		86380	(100%)	43680	CAUV # 4754			
				30230	(35%)	15290				

Call Back: Sign: PSN Date: 2015-09-14 Lister: 43-020001.0000-v082020R
Call Back: Sign: PSN Date: 2015-09-14 Lister: