WASHINGTON TWP
NORTHERN SD 00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-020027.0000 RES
B13 2026

sale

2023 FRATER STEFANI CHRIST	2002-12-20	
2024 FRATER STEFANI CHRIST	2002-12-20	
2025 FRATER STEFANI CHRIST	2002-12-20	
2026 FRATER STEFANI CHRISTIN	2002-12-20 PT N2 NW4 SW4 S2	2.00A
10190 CR 14	1WD	
	$0	
DUNKIRK OH 45836		

Orig Tax Year 2003
Parent: 43-020001.0000

Eff Rate: – 39.31 — 39.59 — 39.44 — 39.44 — a/r

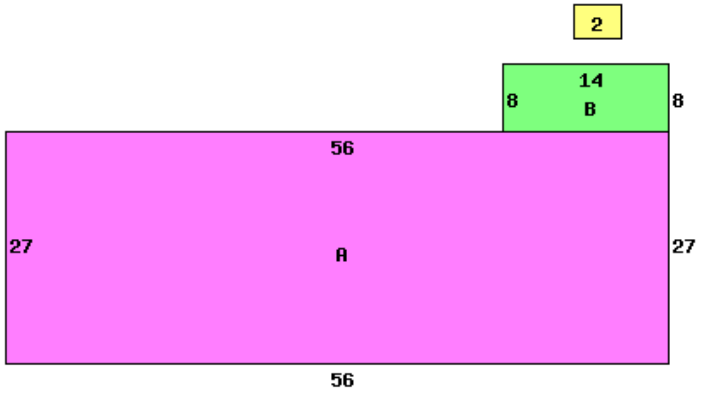
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	561	561	561	561	0	561	561	561
Acres	2.0000	2.0000	2.0000	2.0000	2.0000			
Land100%	20000	20000	20000	20000		20000	22260	22250
Bldg100%	106110	106110	106110	106110		106110	131860	131870
Totl100%	126110t	126110t	126110t	126110t		126110t	154110t	154120t
Cauv100%								
Tax Value:								
Land 35%	7000	7000	7000	7000		7000	7790	7790
Bldg 35%	37140	37140	37140	37140		37140	46150	46150
Totl 35%	44140t	44140t	44140t	44140t		44140t	53940t	53940t
Hmstd35%	39340	39340	39340	39340		39340	49150	
Owner Oc	36.76	36.64	36.48	36.48	36.48	hmstd 5250 l	34090 b	
Hmstd RB								
Net Tax	1533.38	1546.74	1540.72	1540.72	1540.72			
Sp-Asmnt	25.00	21.00	21.00	21.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		1512		a	*MAIN
	DK	P		112	1680	b	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
546	1	2002-12-20	FRATER STEFANI CHRISTINA	1WD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	5460	25780	31240	1370.44
2021	5460	25780	31240	1377.52

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



10190 CR 14

Occupancy 4 M/H on Real Estate *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1512	119420
	Subtotal			119420
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2570
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	X	Extra Features	1680
Number of Rooms	5	Total Value	125770
Bedrooms	3		
		PUB ELECTRIC	
Central Heat	A	PRIV WATER	
FORCED AIR		PRIV SEWER	
Central A/C	A	PUB PAVED ST/RD	
Plumbing			
Standard	1	Neighborhood:	
Extra 3 Fixture	1	Code:	4300
		Dwl/Gar/NC%	1.5300

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	MH/REAL	1 F		1512		MHD	2003AV	100620	.20		123160
2	Pole Build		30X44	1320		C	2008AV	15840	.45		8710

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.0000				5000	5000	5000	5000

Call Back: Sign: PSN Date: 2015-09-14 Lister:

43-020027.0000-v082020R