

WASHINGTON TWP  
NORTHERN SD

00400

Hardin County, Ohio  
Michael T. Bacon, Auditor

43-020032.0000  
B04.01

RES  
2025

sale

2023 RODABAUGH CLINT W & C  
2024 REEVES NATHAN & MADIS  
2025 REEVES NATHAN & MADISON  
10873 CR 14  
DUNKIRK OH 45836

2023-09-29  
2023-09-29 PT SE4 NE4 S2 3.125A  
1WD  
\$190,000

Orig Tax Year 2024  
Parent: 43-020020.0000

Eff Rate:-	39.31	39.59	39.44	a/r
Tax Year	2023	2024	2025	2025
Prop Cls	111	511	511	511
Acres		3.1250	3.1250	3.1250
Land100%	20600	25630	25630	25630
Bldg100%	102030	102030	102030	102030
Totl100%	122630t	127660t	127660t	127660t
Cauv100%		27110	27110	
Tax Value:				
Land 35%	7210	8970	8970	8970
Bldg 35%	35710	35710	35710	35710
Totl 35%	42920t	44680t	44680t	44680t
Hmstd35%			35750	35750
Owner Oc	33.42		33.16	33.16
Hmstd RB	317.62			
Net Tax	1175.70	1940.72	1563.34	1563.34
Sp-Asmnt	32.00	24.00	24.00	

CAMA  
511  
25630  
102020  
127650t  
8970  
35710  
44680t

hmstd 5250 1 30500 b

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE
1	F/C	M		1404	
	F	G		416	9980
	PAT	P		120	360
	DK	P		24	360

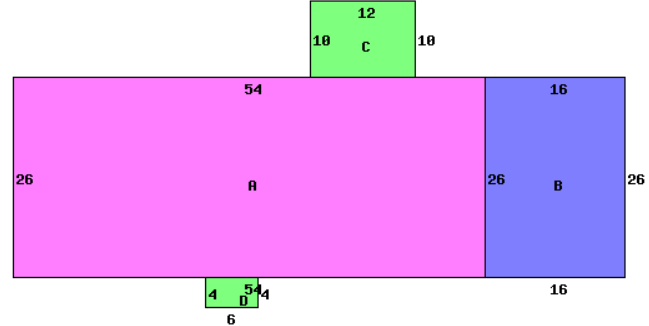
a \*MAIN  
b GRAGE  
c PORCH  
d PORCH

#: 33 L/W  
430200330000 .149A

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
386	1	2023-09-20	REEVES NATHAN & MADISON	1WD	190000	0	0

project	ben acres	%	factor
500 HARDIN COUNTY LANDFILL			XA/2025
125 HYDRAULIC - BLANCHARD			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023

2



4  
3

10873 CR 14 45836

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	1404	111000
Shingle		111000
Plaster/Drywall X	Plumbing	1400
Floor/Pine X	Garages and Carports	9980
Floor/Carpet X	Extra Features	720
Number of Rooms 5	Total Value	123100
Bedrooms 2		
Central Heat A	Neighborhood:	
GAS	Code:	4300
Plumbing	Dwl/Gar/NC%	1.2100
Standard 1		
Extra 2 Fixture 1		

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1404		C-	1975AV	110790	.35	Dpr	87140
2 Shed		68X26	1768	D	OLD/FR	16970	.70		5090
3 Pole Build		30X40	1200	C	1993AV	14400	.60		5760
4 Pole Build		30X32	960	C	1987AV	11520	.65		4030
homesite	acres/	effective	depth	actual	effective	extended	true		
small acreage	frontage	frontage	depth	rate	rate	value	value		
	1.0000		factor	15000	15000	15000	15000		
	2.1250			5000	5000	10630	10630		