WASHINGTON TWP
NORTHERN SD 00400

Hardin County, Ohio
Michael T. Bacon, Auditor

43-040029.0000 RES
D01.01 2026

sale

2023	PINE ROW FARMS LLC	
2024	PRESTON RANDALL JR &	2023-06-14
2025	PRESTON RANDALL JR &	2023-06-14
2026	PRESTON RANDALL JR & JE	2023-06-14 PT E2 SE4 S4 2.942A
	8906 CR 14	1WD
		$250,515
	DUNKIRK OH 45836	

Orig Tax Year 2024
Parent: 43-040007.0000

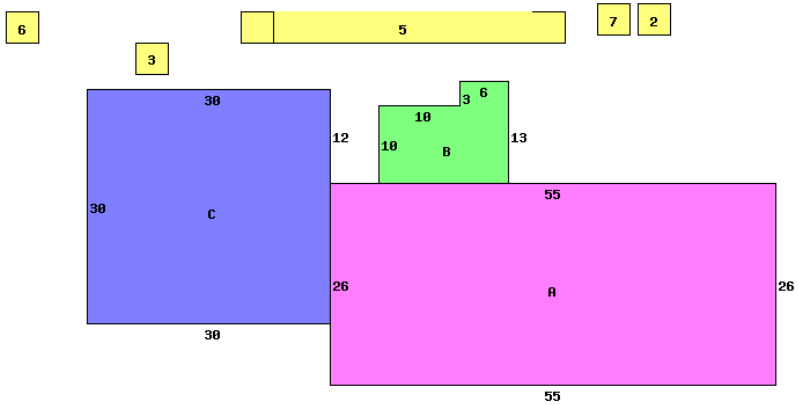
Eff Rate: – 39.31 — 39.59 — 39.44 — 39.44 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	511	511	511	0	511	511	511
Acres		2.9420	2.9420	2.9420	2.9420			
Land100%	18860	24710	24710	24710		25740	25740	26960
Bldg100%	164890	164890	164890	164890		164890	205400	205400
Totl100%	183740t	189600t	189600t	189600t		190630t	231140t	232360t
Cauv100%		25740	25740	25740		25740	25740	
Tax Value:								
Land 35%	6600	8650	8650	8650		8650	9440	9440
Bldg 35%	57710	57710	57710	57710		57710	71890	71890
Totl 35%	64310t	66360t	66360t	66360t		66360t	81330t	81330t
Hmstd35%								
Owner Oc	55.02							
Hmstd RB	317.62							
Net Tax	1914.98	2731.32	2371.16	2371.16	2371.16			
			12.92					
Sp-Asmnt	31.58	28.58	31.58	31.58				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1430		a	*MAIN
	DK	P		178	2670	b	PORCH
	F	G		900	21600	c	GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
230	1	2023-06-14	PRESTON RANDALL JR & JENN	1WD	250515	0	0
248	1	2023-06-14	BOEHM FRANKLIN	1WD *	0	0	0

project		ben acres	/ %	factor
577	OTTAWA RIVER PROJECT MAINT	XA/2021		
500	HARDIN COUNTY LANDFILL	XA/2025		
110	HOG CREEK MAINLINE - HOG CR.	XA/2025		
114	WEBER - HOG CREEK	XA/2025		
119	DITCH 28 - HOG CREEK	XA/2025		



8906 CR 14 45836

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1430	113060
	Basement		1430	26470
	Subtotal			139530
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Plumbing	2800
Unfinished Wall	X	Garages and Carports	21600
Floor/Carpet	X	Extra Features	2670
Floor/Concrete	X	Total Value	166600
Floor/Tile-Lino	L		
Number of Rooms	1 6		
Bedrooms	2	Neighborhood:	
		Code:	4300
Central Heat	A	Dwl/Gar/NC%	1.5300
ELEC/F/A			
Plumbing			
Standard	1		
Extra 3 Fixture	1		
Extra Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Blt/Renov Grade	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		1430		C	1991GD	166600	.24		193720
2	Shed	*NV	10X12	120			OLD/	0			0
3	Shed	*SV	28X36	1008			OLD/FR	600			600
4	Poultry Ho	*SV	20X20	400			OLD/PR	200			200
5	Poultry Ho	*SV	20X40	800			OLD/PR	300			300
6	Pole Build		36X70	2520		C	1967AV	30240	.65		10580
7	Shed	*PP	10X12	120			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.9420				5000	5000	9710	9710