

BUCK TWP
RIDGEMONT SD

00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-140005.0000
H17

AGR
2025

sale

Eff Rate:- 46.89 — 39.00 — 41.37 — 41.16 — a/r

2022 RAINSBURG GENE W & BR	1995-03-31		
2023 RAINSBURG GENE W & BR	1995-03-31		
2024 RAINSBURG GENE W & BR	1995-03-31		
2025 RAINSBURG GENE W & BREN	1995-03-31	10171	24.44A
15928 TR 180	FD		
		\$35,000	
KENTON OH 43326			

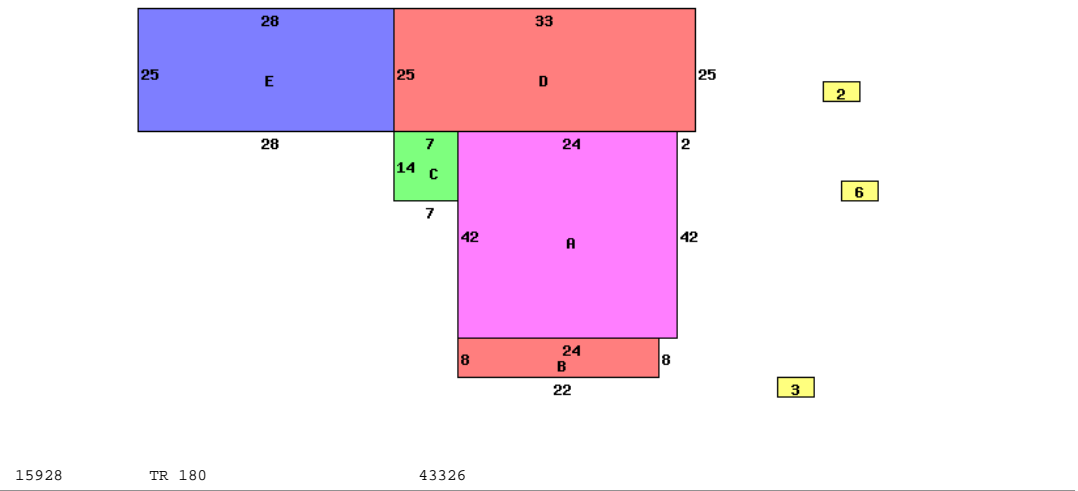
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	24.4400	24.4400	24.4400	24.4400	
Land100%	126800	139800	139800	139800	139800
Bldg100%	97370	135430	135430	135430	135420
Totl100%	224170t	275230t	275230t	275230t	275220t
Cauv100%	38690	68740	68740	68740	68740
Tax Value:					
Land 35%	13540	24060	24060	24060	48930
Bldg 35%	34080	47400	47400	47400	47400
Totl 35%	47620t	71460t	71460t	71460t	96330t
Hmstd35%	38190	44110	44110	44110	
Owner Oc	39.62	38.52	38.48	38.36	hmstd 5250 1 38860 b
Hmstd RB					
Net Tax	1995.86	2498.44	2668.64	2654.28	
Cauv Sav	1318.24	882.96	942.14	937.12	
Sp-Asmnt	124.64	103.01	118.40	118.40	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1008		b	ADDTN
1	F/C	A		176		c	PORCH
	FFP	P		98	3920	d	ADDTN
1	F/C	A		825		e	GRAGE
	F	G		700	16800		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
235	1	1995-03-31	RAINSBURG GENE W & BREN	FD	35000	30200	20310
531	0	1988-07-15		*	0	0	40430

Year	Land	Bldg	Total	Net Tax
2021	13540	36470	50010	2134.96
2020	13540	36470	50010	2138.42

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
152 ELSASSER - SCIOTO RIVER DIST	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
245 JOHNSTON DITCH SCIOTO RIVER	XA/2025			



15928 TR 180 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level	2009	137420
Shingle	Subtotal	137420
	B 1 2 U A	
Plaster/Drywall	X	Air Conditioning 3560
Floor/Hardwood	X	Plumbing 2800
Number of Rooms	7	Garages and Carports 16800
Bedrooms	3	Extra Features 3920
		Total Value 164500
Central Heat	A	PUB ELECTRIC
FORCED AIR		PRIV WATER
Central A/C	A	PRIV SEWER
Plumbing		PUB PAVED ST/RD
Standard	1	Topo: ROLLING
Extra 3 Fixture	1	Neighborhood:
Extra Fixture	1	Code: 400
		Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Phy	Fnc	True
1 DWELLING	1 F/C	2009	Rate	Cond	Dpr	Dpr	Value
2 Flat Barn		32X42	Area	1920GD	.40	.50	111040
3 Shed	*PP	10X14	140	1900GD	.80		12900
5 POND	*.80A		0	OLD/AV	0		0
6 Pole Build		45X45	2025	OLD/	0		0
				2022AV	24300	.05	23090
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv	
C 1	BOA BLOUNT SILT LOAM 0-	5.6241	6030	33910	2660	14960	
C 2	BOB BLOUNT SILT LOAM, 2	5.6391	5770	32540	2360	13310	
C 39	PM PEWAMO SILTY CLAY L	5.6484	6490	36660	3560	20110	
W 1	BOA BLOUNT SILT LOAM 0-	2.3429	3610	8460	770	1800	
W 2	BOB BLOUNT SILT LOAM, 2	1.1148	3130	3490	470	520	
W 39	PM PEWAMO SILTY CLAY L	1.7954	5370	9640	1670	3000	
C 51	WSTL WASTE LAND	.8371	120	100	50	40	
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000	
980	ROAD ROAD	.4382					
		24.44		139800	(100%)	68740	CAUV # 2769
				48930	(35%)	24060	

Call Back:

Sign: PSN Date: 2015-08-05 Lister:

05-140005.0000-v082020R