

BUCK TWP
RIDGEMONT SD

00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-140006.0000
E37

AGR
2025

sale

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

2022 WINGFIELD CHARLES E	1994-04-07	
2023 WINGFIELD CHARLES E	1994-04-07	
2024 WINGFIELD CHARLES E	1994-04-07	
2025 WINGFIELD CHARLES E	1994-04-07	10171 11.84A
15823 TR 180		1WD
KENTON OH 43326	\$0	

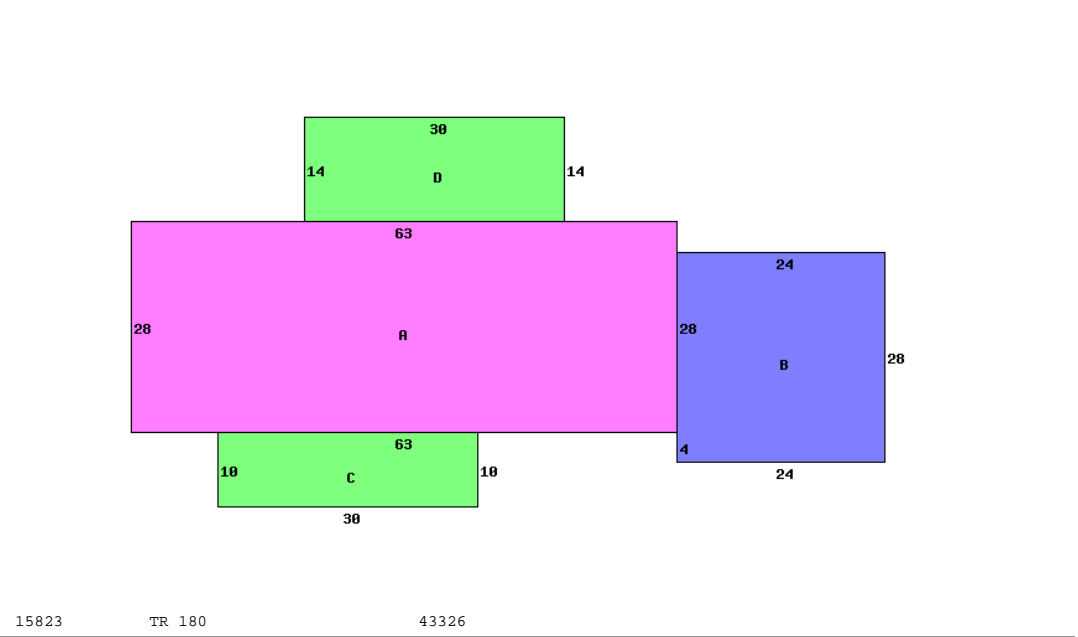
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	11.8400	11.8400	11.8400	11.8400	
Land100%	63200	70310	70310	70310	70320
Bldg100%	173860	192890	192890	192890	192890
Totl100%	237060t	263200t	263200t	263200t	263210t
Cauv100%	24770	39800	39800	39800	39790
Tax Value:					
Land 35%	8670	13930	13930	13930	24610
Bldg 35%	60850	67510	67510	67510	67510
Totl 35%	69520t	81440t	81440t	81440t	92120t
Hmstd35%	65260	72760	72760	72760	
Owner Oc	67.72	63.54	63.48	63.26	hmstd 5250 1 67510 b
Hmstd RB					
Net Tax	2903.86	2827.74	3021.70	3005.42	
Net Sav	574.92	379.18	404.60	402.42	
Sp-Asmnt	33.91	39.32	55.28	55.28	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	F	M		1764			GRAGE
	F	G		672	16130	b	GRAGE
	OFF	P		300	9000	c	PORCH
	DK	P		420	6300	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
256	1	1994-04-07	WINGFIELD CHARLES E	1WD *	0	0	11710
1199	1	1992-12-30		1WD *	38000	0	10710
242	1	1992-03-20		1WD	45000	0	44910

Year	Land	Bldg	Total	Net Tax
2021	8670	60850	69520	2955.00
2020	8670	60850	69520	2959.78

project	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
346 GANDER RUN-SCIOTO RIVER			XA/2025



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	
Main	FRAME 1764 128750
Basement	1764 32490
Subtotal	161240
Shingle	Roof GABLE
B 1 2 U A	
Plaster/Drywall	D Air Conditioning 3070
Unfinished Wall	X Plumbing 2100
Floor/Carpet	X Garages and Carpports 16130
Floor/Concrete	X Extra Features 15300
Floor/Tile-Lino	L Total Value 197840
Number of Rooms	1 3
Bedrooms	2
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:
	Code: 400
	Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B F		1764		C	1999AV		197840	.22		192890
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	3.2018	6030	19310	2660	8520					
C 14	GWB GLYNWOOD SILT LOAM	2.8604	5400	15450	1750	5010					
C 39	PM PEWAMO SILTY CLAY L	3.1448	6490	20410	3560	11200					
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000					
980	ROAD ROAD	.3630									
C 51	WSTL WASTE LAND	1.2700	120	150	50	60					
						11.84		70320	(100%)		39790
								24610	(35%)		13930
											CAUV # 1661

Call Back:

Sign: PSN Date: 2015-07-30 Lister:

05-140006.0000-v082020R