

BUCK TWP
RIDGEMONT SD

00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-140054.0000
H04

RES
2025

sale

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

2022	PARKER TAMMY & TIMOTH	2017-09-22		
2023	PARKER TAMMY & TIMOTH	2017-09-22		
2024	PARKER TAMMY & TIMOTH	2017-09-22		
2025	PARKER TAMMY & TIMOTHY	2017-09-22	10171	4.203A
	18083 TR 265		1SD	
			\$72,000	
	KENTON OH 43326			

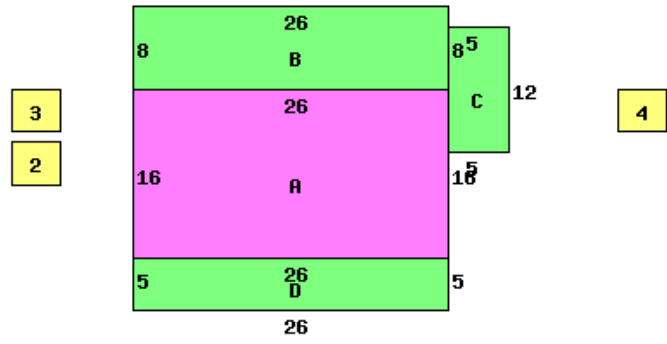
Tax Year	2022	2023	2024	2025	
Prop Cls	511	511	511	511	CAMA
Acres	4.2030	4.2030	4.2030	4.2030	511
Land100%	20660	28460	28460	28460	28450
Bldg100%	64430	74110	74110	74110	74110
Totl100%	85090t	102570t	102570t	102570t	102560t
Cauv100%					
Tax Value:					
Land 35%	7230	9960	9960	9960	9960
Bldg 35%	22550	25940	25940	25940	25940
Totl 35%	29780t	35900t	35900t	35900t	35900t
Hmstd35%	25510	29450	29450	29450	
Owner Oc	26.46	25.72	25.70	25.60	hmstd 5250 1 24200 b
Hmstd RB	364.90	317.58	362.68	373.64	
Net Tax	881.56	931.22	971.62	953.48	
Sp-Asmnt	20.76	20.76	28.50	28.50	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE			
1Q	F	M		416		a	*MAIN	
	EFP	P		208	8320	b	PORCH	
	DK	P		60	900	c	PORCH	
	OFF	P		130	3900	d	PORCH	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
466	1	2017-09-22	PARKER TAMMY & TIMOTHY LA	1SD	72000	18570	34800
280	1	2010-06-14	WALLACE JOE J & BEVERLY C	1SD	54000	9940	0
215	1	1996-04-16	BOWMAN JOHN E & BETTY A	1WD	6618	0	0

Year	Land	Bldg	Total	Net Tax
2021	7230	22550	29780	897.04
2020	7230	22550	29780	898.52

project		ben acres		/ % factor	
902	MAIN DISTRICT CONSERVANCY	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			



18083 TR 265 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height 1Q		Sq-Ft	Value
Floor Level	Main	FRAME	416 62070
	Qtr Story	FRAME	416 7330
	Subtotal		69400
Metal	Roof	GABLE	
Plaster/Drywall	X X	Heating	-1180
Number of Rooms	2 1	Extra Features	13120
Bedrooms	1	Total Value	81340
Plumbing		PUB ELECTRIC	
Standard	1	PRIV WATER	
		PRIV SEWER	
		Neighborhood:	
		Code:	400
		Dwl/Gar/NC%	1.2500

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1Q F			D	2007AV	65070	.15	Dpr	69140
2 Shed	*PP	10X12	0		1996AV	0			0
3 Shed	*PP	10X12	0		1996AV	0			0
4 Pole Build		24X36	864	D	2011FR	8290	.40		4970
homesite	acres/	effective	depth	actual	effective	extended	true		
small acreage	frontage	frontage	depth	factor	rate	value	value		
	1.0000				15000	15000	15000		15000
	3.2030				5000	4200	13450		13450