

BUCK TWP
RIDGEMONT SD

00050

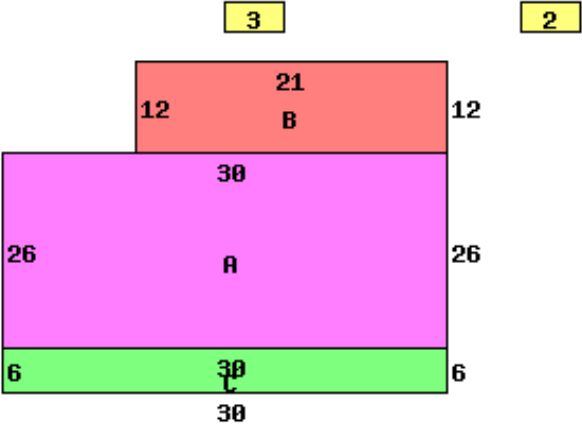
Hardin County, Ohio
Michael T. Bacon, Auditor

05-150015.0000
G40.01

RES
2025

sale				Eff Rate:-	39.00	41.37	41.16	a/r	
2023 MCCLAREN NANCY L				Tax Year	2023	2024	2025		CAMA
2024 MCCLAREN KENNETH D	2023-11-21			Prop Cls	111	511	511		511
2025 MCCLAREN KENNETH D	2023-11-21	10061	3.889A	Acres		3.8890	3.8890		
18851 TR 265	1CT			Land100%	19940	25060	25060		25070
	\$0			Bldg100%	77110	77110	77110		77100
KENTON OH 43326				Totl100%	97060t	102170t	102170t		102170t
				Cauv100%		29460	29460		
	Orig Tax Year	2024		Tax Value:					
	Parent:	05-150003.0000		Land 35%	6980	8770	8770		8770
				Bldg 35%	26990	26990	26990		26990
				Totl 35%	33970t	35760t	35760t		35760t
				Hmstd35%					
2026 MCCLAREN KENNETH D & JE	2025-08-04			Owner 0c					
18851 TR 265	1SD			Hmstd RB					
KENTON OH 43326				Net Tax	1206.00	1670.24	1347.44		
				Sp-Asmnt	18.00	27.84	27.84		

SHB+ 1HB 1	CONS F F/C	TYPE M A P	FACT	SQ-FT 780 252 180	VALUE 5400	a b c	*MAIN ADDTN PORCH				
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg				
342	1	2025-08-04	MCCLAREN KENNETH D & JENN	1SD *	0	25060	77110				
517	1	2023-11-21	MCCLAREN KENNETH D	1CT *	0	0	0				
514	1	2023-11-21	MCCLAREN KENNETH D	1CT *	0	0	0				
p r o j e c t											
500	HARDIN COUNTY	LANDFILL		XA/2025	ben acres		/ %	factor			
902	MAIN DISTRICT	CONSERVANCY		XA/2025							



Occupancy 1 Single Family				*DWELLING COMPUTATIONS													
Story Height	1H			Sq-Ft	Value	Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
Floor Level		Main	FRAME	1032	103870	1 DWELLING	1HB F	1812			C-	1920AV		136710	.55		76900
		Part Upper	FRAME	780	35310	2 Shed	*SV	18X25	450			OLD/PR		200			200
		Basement		195	4110	3 Shed	*PP	10X12	120			OLD/		0			0
		Subtotal			143290												
Metal		Roof	GABLE														
Plaster/Drywall	B 1 2 U A	X X		Air Conditioning	3210	homesite	acres/ frontage	effective frontage	depth	depth factor		actual rate		effective rate		extended value	true value
Unfinished Wall	X			Extra Features	5400	small acreage	1.0000					15000		15000		15000	15000
Floor/Pine		X X		Total Value	151900	road	2.0140					5000		5000		10070	10070
Floor/Carpet		X					.8750										
Floor/Concrete	X																
Number of Rooms	1 3 3			Neighborhood:													
Bedrooms	3			Code:	400												
Central Heat	A			Dwl/Gar/NC%	1.2500												
FORCED AIR																	
Central A/C	A																
Plumbing																	
Standard	1																