

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
2024 MCCLAREN KENNETH D
2025 MCCLAREN KENNETH D
18851 TR 265
KENTON OH 43326

2023-11-21
2023-11-21 10061 3.889A
1CT
\$0

Orig Tax Year 2024
Parent: 05-150003.0000

2026 MCCLAREN KENNETH D & JE
18851 TR 265
KENTON OH 43326

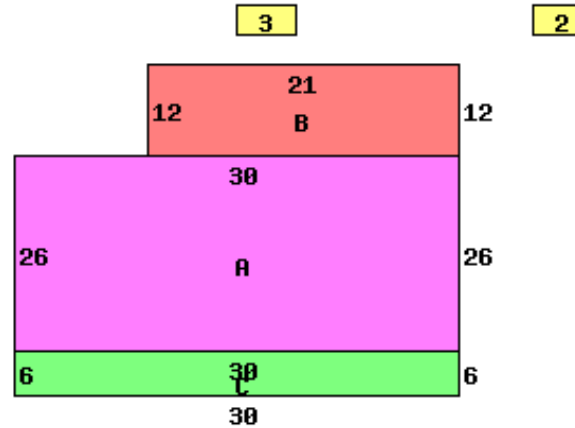
2025-08-04
1SD

Tax Year	2023	2024	2025	CAMA
Prop Cls	111	511	511	511
Acres	19940	3.8890	3.8890	
Land100%	77110	25060	25060	25070
Bldg100%	77110	77110	77110	77100
Totl100%	97060t	102170t	102170t	102170t
Cauv100%		29460	29460	
Tax Value:				
Land 35%	6980	8770	8770	8770
Bldg 35%	26990	26990	26990	26990
Totl 35%	33970t	35760t	35760t	35760t
Hmstd35%				
Owner Oc				
Hmstd RB				
Net Tax	1206.00	1670.24	1347.44	
Sp-Asmnt	18.00	27.84	27.84	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		780			
1	F/C	A		252			b ADDTN
	OFF	P		180	5400		c 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

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



18851 TR 265 43326

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1H	Sq-Ft	Value
Floor Level	Main	FRAME	1032 103870
	Part Upper	FRAME	780 35310
	Basement		195 4110
	Subtotal		143290
Metal	Roof	GABLE	
Plaster/Drywall	X X	Air Conditioning	3210
Unfinished Wall	X	Extra Features	5400
Floor/Pine	X X	Total Value	151900
Floor/Carpet	X		
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		

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F		1812		C-	1920AV		136710	.55		76900
2 Shed	*SV	18X25	450			OLD/PR		200			200
3 Shed	*PP	10X12	120			OLD/		0			0
homesite		effective	depth	actual	effective	extended	true				
small acreage	1.0000	frontage	depth	rate	rate	value	value				
road	2.0140			5000	5000	15000	15000				
	.8750					10070	10070				