

BUCK TWP
RIDGEMONT SD

00050

Hardin County, Ohio
Michael T. Bacon, Auditor

05-160011.0000
A54

RES
2024

sale

2021	FOUT NEAL A & EMMA J	2016-12-02	
2022	FOUT NEAL A & EMMA J	2016-12-02	
2023	FOUT NEAL A & EMMA J	2016-12-02	
2024	FOUT NEAL A & EMMA J	2016-12-02	10665-10666 2.423A
	16812 TR 190	1WD	
	KENTON OH 43326	\$0	

Orig Tax Year 1999
Parent: 05-160005.0000

Eff Rate:-	47.72	46.89	39.00	41.37	a/r
Tax Year	2021	2022	2023	2024	
Prop Cls	511	511	511	511	CAMA
Acres	2.4230	2.4230	2.4230	2.4230	511
Land100%	16860	16860	22110	22110	22120
Bldg100%	147370	147370	193860	193860	193850
Totl100%	164230t	164230t	215970t	215970t	215970t
Cauv100%					

Tax Value:

Land 35%	5900	5900	7740	7740	7740
Bldg 35%	51580	51580	67850	67850	67850
Totl 35%	57480t	57480t	75590t	75590t	75590t
Hmstd35%	55480	55480	72340	72340	
Owner Oc	58.58	57.56	63.18	63.12	hmstd 5250 l 67090 b
Hmstd RB					
Net Tax	2441.62	2399.38	2620.42	2800.44	

Sp-Asmnt	21.08	21.08	21.08	32.12	
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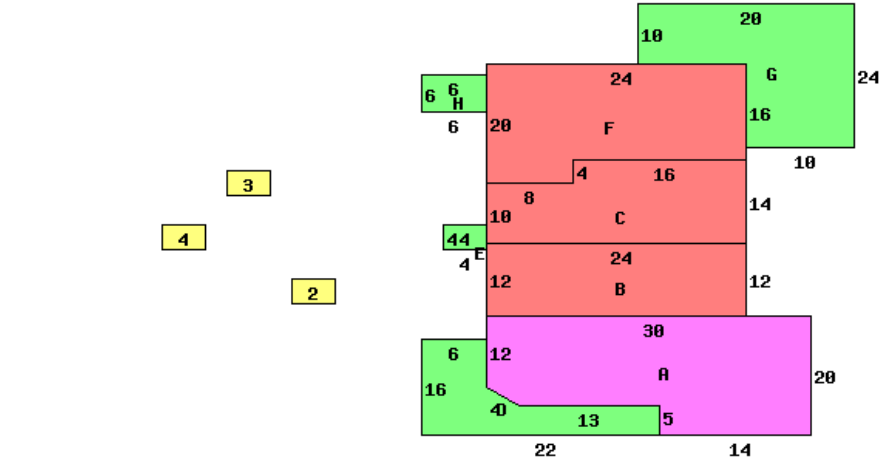
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE
2 B	F	M		516	
1HB	F	A		288	
2 B	F	A		304	
	OF	P		181	5430
	DK	P		16	240
2	F	A		416	
	OF	P		340	10200
	OF	P		36	1080

a	*MAIN
b	ADDTN
c	ADDTN
d	PORCH
e	PORCH
f	ADDTN
g	PORCH
h	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
470	1	2016-12-02	FOUT NEAL A & EMMA J	1WD	0	14770	69110
94		1998-02-23	FOUR NEAL A & EMMA J	1FD	62000	0	0

Year	Land	Bldg	Total	Net Tax
2020	5900	51580	57480	2445.60
2019	5690	41840	47530	1829.96

p r o j e c t	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			
500 HARDIN COUNTY LANDFILL			
	XA/2024		
	XA/2024		



16812 TR 190 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME 1524 120370
Full Upper	FRAME 1236 63490
Part Upper	FRAME 288 17520
Basement	1108 20640
Subtotal	222020
Slate	Roof GABLE
Plaster/Drywall	X X Air Conditioning 5430
Unfinished Wall	X Plumbing 2100
Floor/Pine	X X Extra Features 16950
Floor/Carpet	X X Total Value 246500
Number of Rooms	1 4 5
Bedrooms	5
Central Heat	A PUB ELECTRIC
Central A/C	A PRIV WATER
Plumbing	PRIV SEWER
Standard	PUB PAVED ST/RD
Extra 3 Fixture	1 Topo: ROLLING
	Neighborhood: Code: 400
	Dwl/Gar/NC% 1.2500

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F	24X27	3048		C	OLD/GD		246500	.40		184880
2 Garage			648		C	1982AV		15550	.65		6800
3 Flat Barn			2260		D	OLD/FR		21700	.80	.50	2170
4 Shed	*NV	10X12	120			OLD/FR		0			0
homesite	acres/	effective	depth	actual	effective	extended	true				
small acreage	frontage	frontage	factor	rate	rate	value	value				
	1.0000			15000	15000	7120	7120				
	1.4230			5000	5000						