

DUDLEY TWP
RIDGEMONT SD

00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-080019.0000
H06

AGR
2025

sale

Eff Rate:- 48.25 — 41.25 — 43.62 — 43.11 — a/r

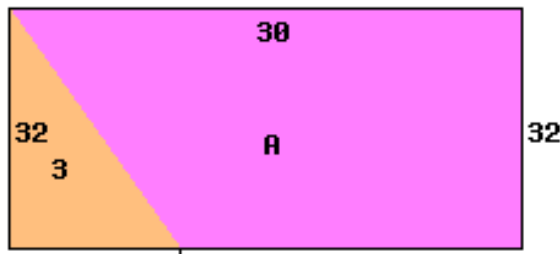
2022 REECE FAMILY FARM LLC	2018-01-31
2023 REECE FAMILY FARM LLC	2018-01-31
2024 GINGERICH SIMON D & E	2023-07-25
2025 GINGERICH SIMON D & EST	2023-07-25 9957 50.482A
17392 CR 219	1WD
MT VICTORY OH 43340	\$536,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	199	199	111
Acres	50.4820	50.4820	50.4820	50.4820	261160
Land100%	235800	257740	257740	261170	48980
Bldg100%			36490	48970	310140t
Totl100%	235800t	257740t	294230t	310140t	104320
Cauv100%	43230	97490	97490	104310	
Tax Value:					
Land 35%	15130	34120	34120	36510	91410
Bldg 35%			12770	17140	17140
Totl 35%	15130t	34120t	46890t	53650t	108550t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	666.54	1287.10	1879.98	2124.62	
Cauv Sav	2969.32	2115.90	2248.86	2174.14	
Sp-Asmnt	168.78	126.58	126.58	144.58	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	M	M		960			
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
293	0	2023-07-25	GINGERICH SIMON D & ESTHE	1WD	536000	235800	0
287	1	2023-07-25	REECE FAMILY FARM LLC	1QC *	0	235800	0
286	1	2023-07-25	SPRENG KATHLYN SUZANN	1CT *	0	235800	0
26	2	2018-01-31	REECE FAMILY FARM LLC	2QC *	0	235800	0
1020	1	1995-10-20	SPRENG SUZANN R	1WD *	0	41600	4800
789	2	1991-09-30		2UN *	26000	45000	0
Year	Land	Bldg	Total	Net Tax			
2021	15130	0	15130	679.90			
2020	15130	0	15130	680.82			

project
142 WILDCAT - SCIOTO RIVER XA/2025
500 HARDIN COUNTY LANDFILL XA/2025

ben acres / % factor



17392 CR 219 43340

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	Floor Level	Sq-Ft	Value
1			
	Main	960	100780
	Subtotal		100780
	Metal		
B 1 2 U A			
	Heating		-1180
	Plumbing		-3800
	Total Value		95800
	Neighborhood:		
	Code:	1000	
	Dwl/Gar/NC%	1.1900	

Bldg Type	SHB+Cons	DixHt	Area	Unit	Rate	Grade	Blt/Renov	Replace	Phy	Fnc	True
		FtxFt					Cond	Value	Dpr	Dpr	Value
1 Pole Build		40X60	2400			C	2023AV	28800	.05	.20	21890
3 P	CAN	32X30	960			C	2023AV	7680	.05	.20	5840
4 POLE DWLG			960	36.40		D	2023AV	27960	.05	.20	21250
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
680	HSITE HOMESITE - AMISH DW	1.0000	9200	9200	9200	9200					
C 1	BOA BLOUNT SILT LOAM 0-	1.2413	6030	7490	2660	3300					
C 2	BOB BLOUNT SILT LOAM, 2	14.6774	5770	84690	2360	34640					
C 14	GWB GLYNWOOD SILT LOAM	.8904	5400	4810	1750	1560					
C 15	GYB2 GLYNWOOD CLAY LOAM	11.8327	5020	59400	1230	14550					
C 33	NE NEWARK SILT LOAM OC	9.8225	5800	56970	2280	22400					
C 39	PM PEWAMO SILTY CLAY L	4.9329	6490	32010	3560	17560					
C 51	WSTL WASTE LAND	2.9000	120	350	50	150					
W 2	BOB BLOUNT SILT LOAM, 2	.3708	3130	1160	470	170					
W 14	GWB GLYNWOOD SILT LOAM	.3062	2830	870	750	230					
W 15	GYB2 GLYNWOOD CLAY LOAM	.3344	1830	610	230	80					
W 33	NE NEWARK SILT LOAM OC	1.2403	2900	3600	390	480					
980	ROAD ROAD	.9331									
			50.482		261160	(100%)	104320	CAUV # 4586			
					91410	(35%)	36510				