DUDLEY TWP
RIDGEMONT SD 00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-080041.0000 AGR
H63 2025

sale

2022	BAIRD ROSS L	1991-04-10
2023	BAIRD ROSS L	1991-04-10
2024	BAIRD ROSS L	1991-04-10
2025	BAIRD ROSS L	1991-04-10 6656 92.00A
	22258 CR 200	1UN
		$0
	MT VICTORY OH 43340	

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

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	92.0000	92.0000	92.0000	92.0000	
Land100%	479030	524710	524710	524710	524700
Bldg100%	204770	237660	237660	237660	237650
Totl100%	683800t	762370t	762370t	762370t	762350t
Cauv100%	124510	240710	240710	240710	240710
Tax Value:					
Land 35%	43580	84250	84250	84250	183650
Bldg 35%	71670	83180	83180	83180	83180
Totl 35%	115250t	167430t	167430t	167430t	266820t
Hmstd35%	73300	85590	85590	85590	
Owner Oc	76.86	75.48	75.40	75.06	hmstd 5250 l 80340 b
Hmstd RB	376.32	337.84	384.32	393.06	
Net Tax	4624.16	5902.66	6253.12	6162.40	
Cauv Sav	5466.36	3749.68	3985.32	3936.40	
Sp-Asmnt	210.54	157.90	157.90	157.90	

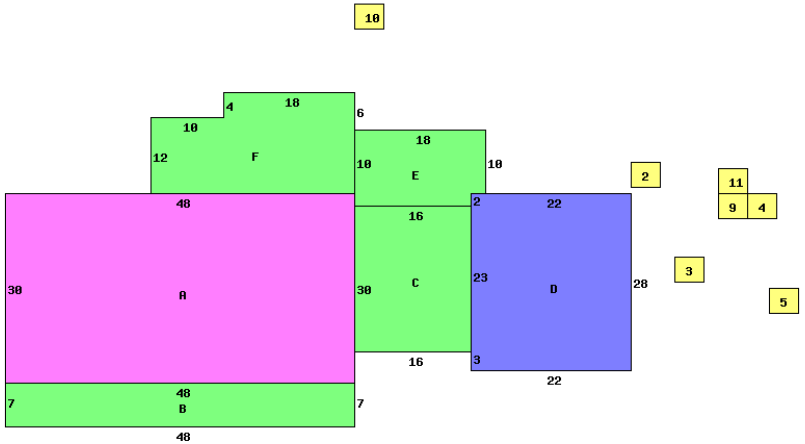
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 BQ	F	M		1440		a	*MAIN
	OFP	P		336	10080	b	PORCH
	EBW	P		368	14720	c	PORCH
	F	G		616	14780	d	GRAGE
	PAT	P		212	640	e	PORCH
	DK	P		408	6120	f	PORCH

15x11 cathedral ceiling

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
233	1	1991-04-10		1UN *	0	0	103800

Year	Land	Bldg	Total	Net Tax
2021	43580	71670	115250	4716.90
2020	43580	71670	115250	4723.32

p r o j e c t		ben acres	/ %	factor
142 WILDCAT - SCIOTO RIVER	XA/2025			



22258 CR 200 43340

Occupancy 1 Single Family

Story Height 1Q

Floor Level

Shingle

			*DWELLING COMPUTATIONS Sq-Ft	Value
Main	FRAME		1440	113850
Qtr Story	FRAME		1440	21110
Basement			1440	26650
Subtotal				161610
Roof	GABLE			

	B 1 2 U A		
Plaster/Drywall	D D	Air Conditioning	5040
Unfinished Wall	X	Plumbing	3500
Floor/Hardwood	X	Garages and Carports	14780
Floor/Carpet	X X	Extra Features	31560
Floor/Concrete	X	Total Value	216490
Number of Rooms	1 5 3		
Bedrooms	1 2	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A	Topo: ROLLING	
Plumbing			
Standard	1	Neighborhood:	
Extra 3 Fixture	1	Code:	1000
Extra 2 Fixture	1	Dwl/Gar/NC%	1.1900

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 BQF		1440		C+	2000GD	238140	.19		229540
2	Shed	F 0	12X14	168		D	OLD/FR	1610	.70		480
3	Garage		22X30	660		D	OLD/FR	12670	.70		4520
4	Lean-To	*SV	28X42	1176			OLD/FR	600			600
5	CRIB-DTWD	*SV 0	22X32	704			OLD/PR	800			800
9	Lean-To	*SV 0	20X34	680			OLD/FR	400			400
10	POND	*.51A		0			OLD/	0			0
11	Flat Barn		34X40	1360		D	OLD/FR	13060	.80	.50	1310

Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	9.7801	6030	58970	2660	26020
C 2	BOB	BLOUNT SILT LOAM, 2	40.4400	5770	233340	2360	95440
C 14	GWB	GLYNWOOD SILT LOAM	.5932	5400	3200	1750	1040
C 39	PM	PEWAMO SILTY CLAY L	26.3011	6490	170690	3560	93630
W 1	BOA	BLOUNT SILT LOAM 0-	4.6858	3610	16920	770	3610
W 2	BOB	BLOUNT SILT LOAM, 2	4.5561	3130	14260	470	2140
W 39	PM	PEWAMO SILTY CLAY L	2.2944	5370	12320	1670	3830
670	HSITE	HOMESITE	1.0000	15000	15000	15000	15000
980	ROAD	ROAD	2.3493				
			92		524700	(100%) 240710	CAUV # 2218
					183650	(35%) 84250	

Call Back: Sign: PSN Date: 2015-02-25 Lister: 12-080041.0000-v082020R
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