

DUDLEY TWP  
RIDGEMONT SD

00110

Hardin County, Ohio  
Michael T. Bacon, Auditor

12-090035.0000  
E03

AGR  
2025

sale

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

2022 MCCULLOUGH CHARLES R	2021-11-09	
2023 MCCULLOUGH CHARLES R	2021-11-09	
2024 MCCULLOUGH CHARLES R	2021-11-09	
2025 MCCULLOUGH CHARLES R & 16490 TR 217	2021-11-09	11080 123.992A
	6WD	
MT VICTORY OH 43340	\$0	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	11.0000	11.0000	11.0000	123.9920	
Land100%	64860	72110	72110	719770	719770
Bldg100%	82690	96540	96540	96540	96540
Totl100%	147540t	168660t	168660t	816310t	816310t
Cauv100%	24600	40140	40140	317600	317600
Tax Value:					
Land 35%	8610	14050	14050	111160	251920
Bldg 35%	28940	33790	33790	33790	33790
Totl 35%	37550t	47840t	47840t	144950t	285710t
Hmstd35%	29620	34030	34030	34030	
Owner Oc	31.06	30.00	29.98	29.84	
Hmstd RB					
Net Tax	1623.20	1774.68	1888.10	5710.44	
Net Sav	620.74	422.12	448.64	5574.32	
Sp-Asmnt	58.46	58.46	58.46	470.44	

hmstd 5250 l 28780 b

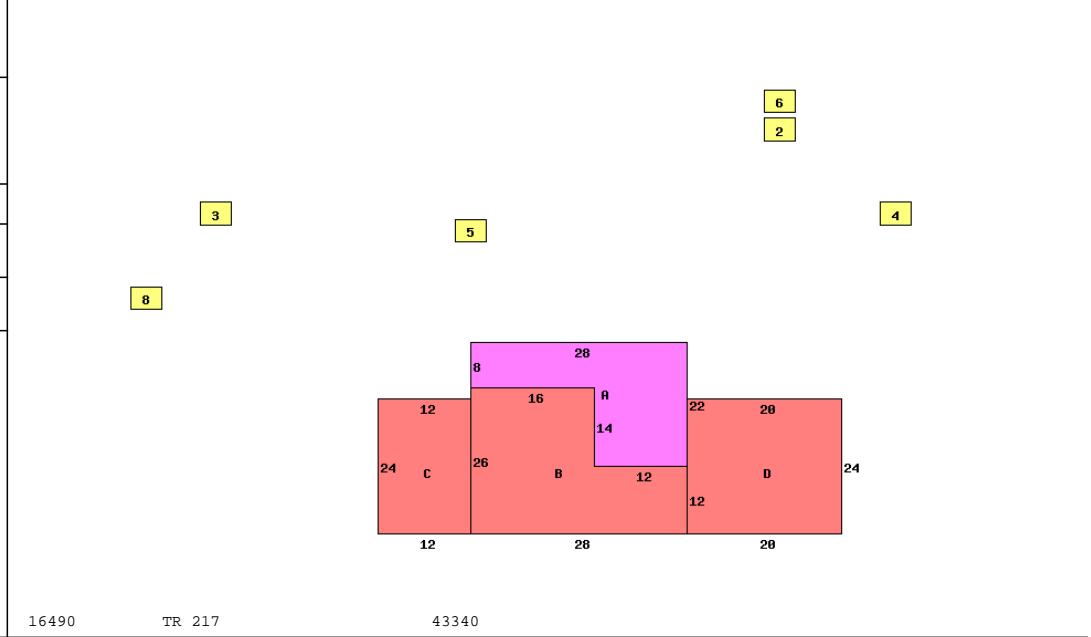
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
1 B	F	M		392		a *MAIN
1HB	F	A		560		b ADDTN
1	F/C	A		288		c ADDTN
1	F/C	A		480		d ADDTN

#: 2,3,4,40,48 L/W  
 2025 duplicate combined all parcels  
 120900020000 7.72a  
 120900030000 69.768a  
 120900040000 23.26a  
 120900400000 9.49a  
 120900480000 2.754a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
499	6	2021-11-09	MCCULLOUGH CHARLES R & MI	6WD *	0	64860	82690

Year	Land	Bldg	Total	Net Tax
2021	8610	28940	37550	1271.90
2020	8610	28940	37550	1273.64

Project  
 141 ASH RUN #889 - SCIOTO RIVER XA/2025  
 500 HARDIN COUNTY LANDFILL XA/2025



16490 TR 217 43340

Occupancy	1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height	1H			
Floor Level	Main	FRAME	1720	127070
	Part Upper	FRAME	560	28380
	Basement		476	9120
	Subtotal			164570
Shingle	Roof	GABLE		
	B 1 2 U A			
Plaster/Drywall	X X	Air Conditioning	3950	
Unfinished Wall	X	Plumbing	2100	
Floor/Pine	X X	Total Value		170620
Floor/Carpet	X			
Floor/Concrete	X	PUB ELECTRIC		
Number of Rooms	1 5 3	PRIV WATER		
Bedrooms	3	PRIV SEWER		
		PUB PAVED ST/RD		
Central Heat	A			
FORCED AIR		Neighborhood:		
Heat Pump	A	Code:	1000	
Central A/C	A	Dwl/Gar/NC%	1.1900	
Plumbing				
Standard	1			
Extra 3 Fixture	1			

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F		2280		C-	1910AV	153560	.55		82230
2 Hog House	*SV 0	24X60	1440			1974FR	600			600
3 Grain Bin	*PP M	30X18	540		C	1985AV	0			0
4 Finishing	P	50X90	4500		C	1979AV	67500	.65	.50	11810
5 Shed	*NV 0	8X12	96			1972PR	0			0
6 Hog House	*SV 0	24X60	1440			1970FR	600			600
8 Shed		18X30	540		D	OLD/PR	5180	.75		1300

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	5.6512	6030	34080	2660	15030
C 2	BOB BLOUNT SILT LOAM, 2	69.9335	5770	403520	2360	165040
C 15	GYB2 GLYNWOOD CLAY LOAM	7.1094	5020	35690	1230	8750
C 39	PM PEWAMO SILTY CLAY L	25.4446	6490	165140	3560	90580
W 1	BOA BLOUNT SILT LOAM 0-	1.9188	3610	6930	770	1480
W 2	BOB BLOUNT SILT LOAM, 2	5.5462	3130	17360	470	2610
W 39	PM PEWAMO SILTY CLAY L	3.0148	5370	16190	1670	5040
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000
980	ROAD ROAD	.3739				
C 39	PM PEWAMO SILTY CLAY L	3.8562	6490	25030	3560	13730
C 2	BOB BLOUNT SILT LOAM, 2	.1434	5770	830	2360	340

123.992 719770 (100%) 317600 CAUV # 4463  
251920 ( 35%) 111160

Call Back:

Sign: PSN Date: 2015-02-09 Lister:

12-090035.0000-v082020R