DUDLEY TWP
RIDGEMONT SD 00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-100018.0000 RES
C38 2026

sale

2023	DAVIS SHAWN R & TIFFA	2022-06-06
2024	DAVIS SHAWN R & TIFFA	2022-06-06
2025	DAVIS SHAWN R & TIFFA	2022-06-06
2026	DAVIS SHAWN R & TIFFANY	2022-06-06 13325 3.504A
	20031 CR 200	1WD
		$275,000
	MT VICTORY OH 43340	

2027	HOWARD KALEB & HALEY	2025-07-25
	20031 CR 200	1SD
	MT VICTORY OH 43340	

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

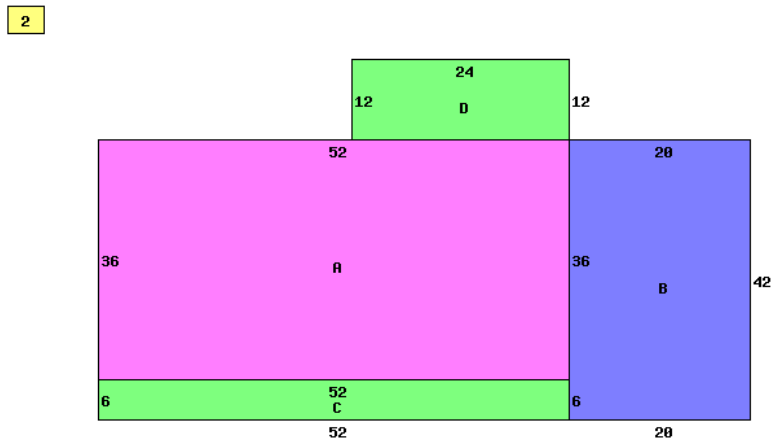
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.5040	3.5040	3.5040	3.5040	3.5040			
Land100%	27510	27510	27510	27510		27510	29770	29770
Bldg100%	186800	186800	186800	186800		186800	253970	253970
Totl100%	214310t	214310t	214310t	214310t		214310t	283740t	283740t
Cauv100%								
Tax Value:								
Land 35%	9630	9630	9630	9630		9630	10420	10420
Bldg 35%	65380	65380	65380	65380		65380	88890	88890
Totl 35%	75010t	75010t	75010t	75010t		75010t	99310t	99310t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2829.60	3007.40	2970.52	2970.52	2970.52			
Sp-Asmnt	20.40	27.42	27.42	27.42				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1872		a	*MAIN
	F	G		840	20160	b	GRAGE
	OFP	P		312	9360	c	PORCH
	DK	P		288	4320	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
326	1	2025-07-25	HOWARD KALEB & HALEY	1SD		389000	27510	186800
278	1	2022-06-06	DAVIS SHAWN R & TIFFANY	1WD		275000	20110	130830
171	1	2008-05-07	CHAMBERLIN JERRY L	1QC	*	0	17400	112140
1976	1	1994-11-17	CHAMBERLIN JERRY L & JOE	1WD	*	9000	104710	0
262	1	1992-03-26		1WD		8500	0	113110
654	2	1991-08-19		2UN	*	26000	113110	0
982	0	1987-11-23			*	80000	0	116430

Year	Land	Bldg	Total	Net Tax
2022	7040	45790	52830	2276.08
2021	7040	45790	52830	2321.72

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



20031 CR 200 43340

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1872	132500
	Basement		1872	34480
	Subtotal			166980
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		D	Plumbing	3500
Unfinished Wall	X		Garages and Carports	20160
Floor/Hardwood		X	Extra Features	13680
Floor/Carpet		X	Total Value	204320
Floor/Concrete	X			
Floor/Tile-Lino		X	PUB ELECTRIC	
Number of Rooms	1	5	PUB GAS	
Bedrooms		3	PRIV WATER	
			PRIV SEWER	
Central Heat		A	PUB PAVED ST/RD	
FORCED AIR			Topo: ROLLING	
Plumbing				
Standard	1		Neighborhood:	
Extra 3 Fixture	1		Code:	1000
Extra 2 Fixture	1		Dwl/Gar/NC%	1.6300

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value	
1	DWELLING	1 B F	36X52	1872		C-	2003GD	183890	.17		248790	
2	Pole Build		30X60	1800		C	1968FR	17280	.70		5180	1 SIDE OPN

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	2.5040				5000	5000	12520	12520

Call Back: Sign: PSN Date: 2015-02-12 Lister: