

DUDLEY TWP
RIDGEMONT SD

00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-100032.0000
C52

AGR
2025

sale

2022	BROOKS NATHAN A & AND	2017-03-16			
2023	BROOKS NATHAN A & AND	2017-03-16			
2024	BROOKS NATHAN A & AND	2017-03-16			
2025	BROOKS NATHAN A & ANDRE	2017-03-16	12030	47.00A	
	CR 190				
			1SD		
			\$250,000		

Eff Rate:- 48.25 — 41.25 — 43.62 — 43.11 — a/r					
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	110	110	110	110	110
Acres	47.0000	47.0000	47.0000	47.0000	
Land100%	245260	268000	268000	268000	268000
Bldg100%					0
Totl100%	245260t	268000t	268000t	268000t	268000t
Cauv100%	61230	121310	121310	121310	121300
Tax Value:					
Land 35%	21430	42460	42460	42460	9380
Bldg 35%					0
Totl 35%	21430t	42460t	42460t	42460t	9380t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	944.10	1601.72	1702.38	1681.48	
Cauv Sav	2837.60	1936.70	2058.40	2033.16	
Sp-Asmnt	12.87	12.87	21.45	21.45	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
108	1	2017-03-16	BROOKS NATHAN A & ANDREA	1SD	250000	194310	910
180	7	1996-05-15	LINDSEY FAMILY LIMITED P	7WD *	0	46310	3400
1064	0	1987-12-23		*	100000	0	47310
687	0	1985-10-01		*	618600	0	120000

Year	Land	Bldg	Total	Net Tax
2021	21430	0	21430	963.00
2020	21430	0	21430	964.30

Project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY		XA/2025	
141	ASH RUN #889 - SCIOTO RIVER		XA/2025	

CR 190 43340

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 1000
Dwl/Gar/NC% 1.1900

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	1.3456	6030	8110	2660	3580
C 2	BOB BLOUNT SILT LOAM, 2	19.8993	5770	114820	2360	46960
C 39	PM PEWAMO SILTY CLAY L	18.1780	6490	117980	3560	64710
W 1	BOA BLOUNT SILT LOAM 0-	.0839	3610	300	770	70
W 2	BOB BLOUNT SILT LOAM, 2	4.6779	3130	14640	470	2200
W 39	PM PEWAMO SILTY CLAY L	2.2625	5370	12150	1670	3780
980	ROAD ROAD	.5528				

47 268000 (100%) 121300 CAUV # 4098
93800 (35%) 42460

Call Back: Sign: PSN Date: 2015-02-12 Lister: 12-100032.0000-v082020R