DUDLEY TWP
RIDGEMONT SD 00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-100053.0000 RES
C138 2025

sale

2022	MCLANE JOYCE & MICHAE	2007-07-26
2023	MCLANE JOYCE & MICHAE	2007-07-26
2024	MCLANE JOYCE & MICHAE	2007-07-26
2025	MCLANE JOYCE & MICHAEL	2007-07-26 13279-15379 1.631A
	17255 TR 195	2QC
		$0
	KENTON OH 43326	

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

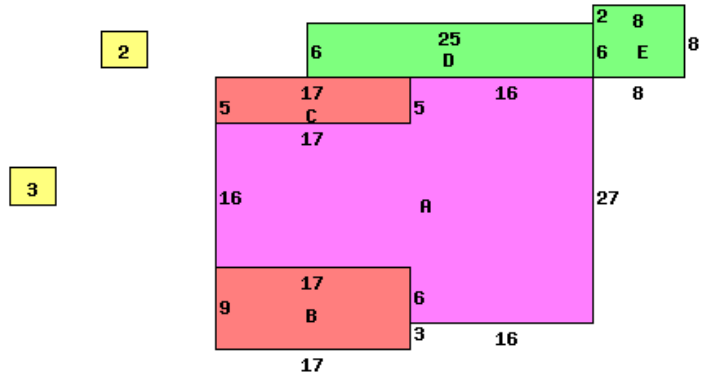
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.6310	1.6310	1.6310	1.6310	
Land100%	14490	18170	18170	18170	18160
Bldg100%	63200	89370	89370	89370	89380
Totl100%	77690t	107540t	107540t	107540t	107540t
Cauv100%					
Tax Value:					
Land 35%	5070	6360	6360	6360	6360
Bldg 35%	22120	31280	31280	31280	31280
Totl 35%	27190t	37640t	37640t	37640t	37640t
Hmstd35%	23850	33260	33260	33260	
Owner Oc	25.00	29.32	29.30	29.16	hmstd 5250 l 28010 b
Hmstd RB					
Net Tax	1172.86	1390.58	1479.82	1461.46	
Sp-Asmnt	20.35	23.35	29.40	29.40	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		704		a	*MAIN
1	F/C	A		153		b	ADDTN
1	F/C	A		85		c	ADDTN
	EFP	P		150	6000	d	PORCH
	DK	P		64	960	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
275	2	2007-07-26	MCLANE JOYCE & MICHAEL L	2QC	*	0	11800	33570
488	1	1993-06-08	VERMILLION DARLENE M	1WD	*	260	29510	0
260	1	1993-04-08	VERMILLION DARLENE M	1SD	*	970	29710	0

Year	Land	Bldg	Total	Net Tax
2021	5070	22120	27190	1196.38
2020	5070	22120	27190	1198.04

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
348 KARG-SCIOTO RIVER	XA/2025			



17255 TR 195 43326

Occupancy 1 Single Family

Story Height 1H

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	942	103170
	Part Upper	FRAME	704	32640
	Basement		272	5340
	Subtotal			141150
Shingle	Roof	GABLE		

	B 1	2 U	A
Plaster/Drywall	X	X	
Unfinished Wall	X		
Floor/Pine	X	X	
Floor/Carpet	X	X	
Floor/Concrete	X		
Number of Rooms	1	7	3
Bedrooms	1	3	
Central Heat		A	
Plumbing			
Standard	1		

Extra Features	6960
Total Value	148110

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

Neighborhood:
Code: 1000
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	1HB F		1646		C-	1900AV	133300	.55		71380
2	Garage		24X28	672		C	1999AV	16130	.55		8640
3	Pole Build		24X50	1200		C	2011AV	14400	.35		9360

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	.6310				5000	5000	3160	3160

Call Back: Sign: PSN Date: 2015-02-12 Lister: 12-100053.0000-v082020R