DUDLEY TWP
RIDGEMONT SD 00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-110017.0000 RES
C116 2025

sale

2022	CONNOLLY BRIAN & LISA	2012-08-27
2023	CONNOLLY BRIAN & LISA	2012-08-27
2024	CONNOLLY BRIAN & LISA	2012-08-27
2025	CONNOLLY BRIAN & LISA	2012-08-27 10020 3.051A
	18264 CR 190	1SD
		$80,000
	KENTON OH 43326	

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

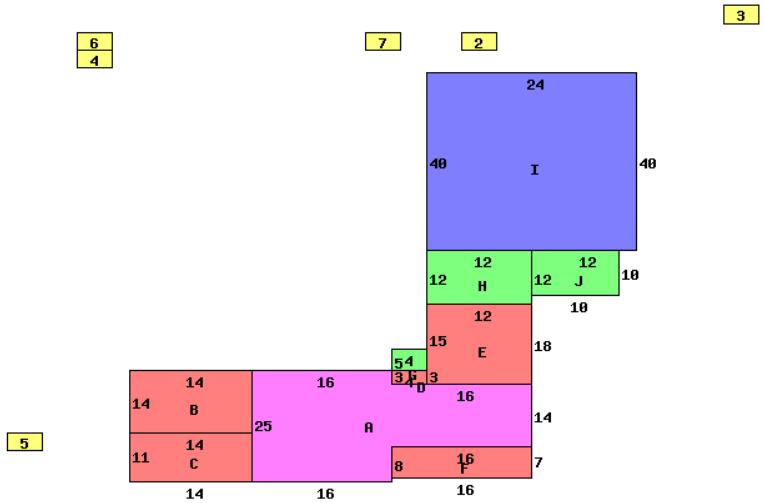
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	3.0510	3.0510	3.0510	3.0510	
Land100%	18740	25260	25260	25260	25260
Bldg100%	77110	109430	109430	109430	109430
Totl100%	95860t	134690t	134690t	134690t	134690t
Cauv100%	96800	96800	96800	96800	
Tax Value:					
Land 35%	6560	8840	8840	8840	8840
Bldg 35%	26990	38300	38300	38300	38300
Totl 35%	33550t	47140t	47140t	47140t	47140t
Hmstd35%	28580	39990	39990	39990	
Owner Oc	29.96	35.26	35.22	35.08	hmstd 5250 l 34740 b
Hmstd RB					
Net Tax	1448.08	1743.00	1854.78	1831.74	
Sp-Asmnt	20.72	20.72	28.94	28.94	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		624		a	*MAIN
1	F/C	A		196		b	ADDTN
1	F/C	A		154		c	ADDTN
1	F/C	A		12		d	ADDTN
1	F/C	A		216		e	ADDTN
1	F/C	A		112		f	ADDTN
	CVP	P		20	460	g	PORCH
	EFP	P		144	5760	h	PORCH
	F2	G		960	23040	i	GRAGE
	DK	P		100	1500	j	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
384	1	2012-08-27	CONNOLLY BRIAN & LISA	1SD	80000	16660	52940
179	1	2010-04-26	BATTLES NELSON JAMES JR &	1SD	80000	96800	64400
98	2	2001-03-12	KOEHLER GILES & VERNADEL	2QC *	0	64910	49290

Year	Land	Bldg	Total	Net Tax
2021	6560	26990	33550	1477.14
2020	6560	26990	33550	1479.16

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



Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1314	105320
	Part Upper	FRAME	624	30930
	Basement		156	3280
	Subtotal			139530
Metal	Roof	GABLE		

	B 1 2 U A		
Plaster/Drywall	P P	Air Conditioning	3460
Unfinished Wall	X	Garages and Carports	23040
Floor/Pine	X	Extra Features	7720
Floor/Carpet	X	Total Value	173750
Floor/Tile-Lino	L		
Number of Rooms	1 3 3	PUB ELECTRIC	
Bedrooms	1 2	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Central A/C	A	Neighborhood:	
Plumbing		Code:	1000
Standard	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	1HB F		1938		C	OLD/GD	173750	.40	.20	99250
2	Flat Barn		44X58	2552		D	OLD/AV	24500	.80	.50	2450
3	Shed	*PP 0	12X12	144			OLD/AV	0			0
4	Crib/Grana		24X40	960		D	OLD/AV	7680	.65		2690
5	Pole Barn	1 F 0	30X48	1440		C	OLD/AV	17280	.65	.50	3020
6	Lean-To	1 F 0	18X40	720		C	1990AV	5760	.65		2020
7	Shed	*	12X12	144			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	2.0510				5000	5000	10260	10260

Call Back: Sign: PSN Date: 2015-02-12 Lister: 12-110017.0000-v082020R