

DUDLEY TWP  
RIDGEMONT SD

00110

Hardin County, Ohio  
Michael T. Bacon, Auditor

12-120005.0000  
C03

AGR  
2025

sale

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

2022	DER LINDEN FARM LLC	2013-04-25			
2023	DER LINDEN FARM LLC	2013-04-25			
2024	DER LINDEN FARM LLC	2013-04-25			
2025	DER LINDEN FARM LLC	2013-04-25	10172	39.50A	
	16410 TR 195		1QC		
	KENTON OH 43326		\$0		

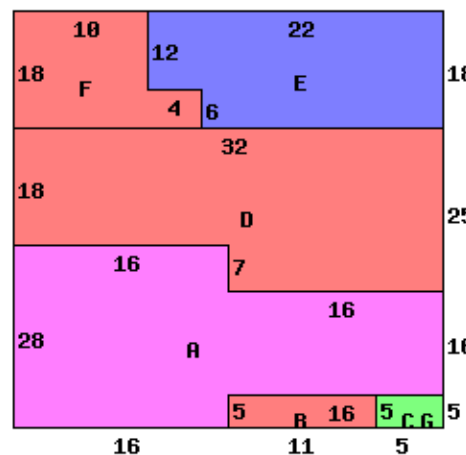
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	39.5000	39.5000	39.5000	39.5000	
Land100%	210540	231260	231260	231260	231250
Bldg100%	98740	148740	148740	148740	148730
Totl100%	309290t	380000t	380000t	380000t	379980t
Cauv100%	60660	110630	110630	110630	110620
Tax Value:					
Land 35%	21230	38720	38720	38720	80940
Bldg 35%	34560	52060	52060	52060	52060
Totl 35%	55790t	90780t	90780t	90780t	132990t
Hmstd35%	33520	49140	49140	49140	
Owner Oc	35.14	43.34	43.28	43.10	hmstd 5250 l 43890 b
Hmstd RB					
Net Tax	2422.70	3381.18	3596.40	3551.94	
Cauv Sav	2311.12	1592.66	1692.76	1672.00	
Sp-Asmnt	110.19	110.19	125.65	125.65	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		704		b	ADDTN
1	F/C	A		55		c	PORCH
1	RFX	P		25	250	d	ADDTN
1	F/C	A		688		e	GRAGE
1	F/C	G		372	8930	f	ADDTN
1	F/C	A		204		g	PORCH
	STP	P		25	100		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
193	1	2013-04-25	DER LINDEN FARM LLC	1QC *	0	128110	73600
192	1	2011-05-16	RAPP DALE G & DORCAS E TR	1QC *	0	95940	89430

Year	Land	Bldg	Total	Net Tax
2021	21230	34560	55790	2471.26
2020	21230	34560	55790	2474.62

Project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY			XA/2025
500	HARDIN COUNTY LANDFILL			XA/2025
301	STUTZMAN #1058 - SCIOTO RV			XA/2025



16410 TR 195 43326

Occupancy	1	Single Family	*DWELLING COMPUTATIONS
Story Height	1H		Sq-Ft Value
Floor Level		Main	FRAME 1651 123680
		Part Upper	FRAME 704 32640
		Basement	176 3710
		Subtotal	160030
Shingle		Roof	GABLE
Plaster/Drywall	X X		Air Conditioning 4220
Unfinished Wall	X		Plumbing 2100
Floor/Pine	X X		Garages and Carports 8930
Floor/Carpet	X		Extra Features 350
Number of Rooms	1 4 2		Total Value 175630
Bedrooms	2		
Central Heat	A		PUB ELECTRIC
FORCED AIR			PRIV WATER
Central A/C	A		PRIV SEWER
Plumbing			PUB PAVED ST/RD
Standard	1		Neighborhood:
Extra 3 Fixture	1		Code: 1000
			Dwl/Gar/NC% 1.1900

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F		2355		C	OLD/GD		175630	.40		125400
2 Pole Build		54X90	4860		C	1980GD		58320	.60		23330
Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 1	BOA BLOUNT SILT LOAM 0-		26.8501	6030	161910	2660	71420				
C 2	BOB BLOUNT SILT LOAM, 2		4.1721	5770	24070	2360	9850				
C 39	PM PEWAMO SILTY CLAY L		3.9820	6490	25840	3560	14180				
670	HSITE HOMESITE		1.0000	15000	15000	15000	15000				
980	ROAD ROAD		2.7958								
C 1	BOA BLOUNT SILT LOAM 0-		.0722	6030	440	230	20				
C 2	BOB BLOUNT SILT LOAM, 2		.1181	5770	680	230	30				
C 39	PM PEWAMO SILTY CLAY L		.5097	6490	3310	230	120				
			39.5		231250	(100%)	110620	CAUV # 3843			
					80940	( 35%)	38720				

Call Back:

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

12-120005.0000-v082020R