DUDLEY TWP
RIDGEMONT SD 00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-130009.0000 AGR
A104 2025

sale

2022	RISH MAXINE L	2005-06-23
2023	YODER LEVI H & EDNA A	2022-01-13
2024	YODER LEVI H & EDNA A	2022-01-13
2025	YODER LEVI H & EDNA A	2022-01-13 10234 44.679A
	15726 CR 209	2SD
		$420,000
	KENTON OH 43326	

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

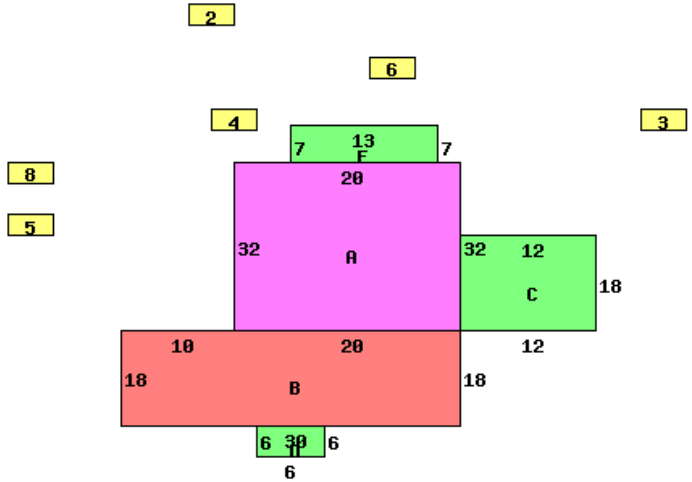
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	44.6790	44.6790	44.6790	44.6790	
Land100%	245260	269230	269230	269230	269240
Bldg100%	7910	95510	155400	155400	155390
Totl100%	253170t	364740t	424630t	424630t	424630t
Cauv100%	63970	122340	122340	122340	122330
Tax Value:					
Land 35%	22390	42820	42820	42820	94230
Bldg 35%	2770	33430	54390	54390	54390
Totl 35%	25160t	76250t	97210t	97210t	148620t
Hmstd35%	29810	35280	47740	47740	
Owner Oc	26.38	31.12	42.06	41.86	hmstd 5250 l 42490 b
Hmstd RB	376.32				
Net Tax	705.74	2845.26	3855.42	3807.82	
Cauv Sav	2795.28	1939.34	2061.22	2035.94	
Sp-Asmnt	24.33	24.33	38.66	38.66	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		640		a	*MAIN
1H	F/C	A		540		b	ADDTN
	EFP	P		216	8640	c	PORCH
	STP	P		36	140	d	PORCH
	EFP	P		91	3640	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
31	2	2022-01-13	YODER LEVI H & EDNA A	2SD	420000	136490	79140
31	2	2022-01-13	RISH STEPHEN A ETAL	2AF *	0	136490	79140
228	2	2005-06-23	RISH MAXINE L	2AF *	0	45800	43570

Year	Land	Bldg	Total	Net Tax
2021	15560	27700	43260	1528.28
2020	15560	27700	43260	1530.36

p r o j e c t		ben acres / % factor
902 MAIN DISTRICT CONSERVANCY	XA/2025	
500 HARDIN COUNTY LANDFILL	XA/2025	
301 STUTZMAN #1058 - SCIOTO RV	XA/2025	



15726 CR 209 43326

Occupancy 1 Single Family

Story Height 1H

Floor Level

Metal

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Main	FRAME		1180	104540
Part Upper	FRAME		540	28200
Subtotal				132740
Roof	GABLE			

B 1 2 U A

Plaster/Drywall	P P
Panelled Wall	X
Floor/Pine	X
Floor/Carpet	X
Floor/Tile-Lino	L
Number of Rooms	4 2
Bedrooms	2
Plumbing	
Standard	1

Heating	-2120
Extra Features	12420
Total Value	143040
PUB ELECTRIC	
PUB GAS	
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	1 F/C		1720		C-	1959FR	128740	.47	.90	8120	
2	Pole Build	1 F 0	40X70	2800		D	1959AV	26880	.65	.20	7530	
3	Poultry Ho	*SV 0	12X24	288			1959FR	300			300	
4	Shed	*NV 0	10X14	140			1959FR	0			0	
5	Garage	1 F 0	24X24	576		D	1974AV	11060	.65	.20	3690	
6	P	*NV PAT	20X20	400			OLD/AV	0			0	
8	Shop-Stud			1192		C	2023AV	23720	.05	.20	18030	LOFT

Tab #		S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT	SILT LOAM 0-	14.1504	6030	85330	2660	37640
C 2	BOB	BLOUNT	SILT LOAM, 2	16.7482	5770	96640	2360	39530
C 39	PM	PEWAMO	SILTY CLAY L	6.3167	6490	41000	3560	22490
W 1	BOA	BLOUNT	SILT LOAM 0-	.0297	3610	110	770	20
W 2	BOB	BLOUNT	SILT LOAM, 2	.0516	3130	160	470	20
W 39	PM	PEWAMO	SILTY CLAY L	.0980	5370	530	1670	160
670	HSITE	HOMESITE		1.0000	15000	15000	15000	15000
980	ROAD	ROAD		.2144				
C 15	GYB2	GLYNWOOD	CLAY LOAM	6.0700	5020	30470	1230	7470
				44.679		269240	(100%)	122330
						94230	(35%)	42820

CAUV # 3801

Call Back: Sign: PSN Date: 2015-03-20 Lister: 12-130009.0000-v082020R

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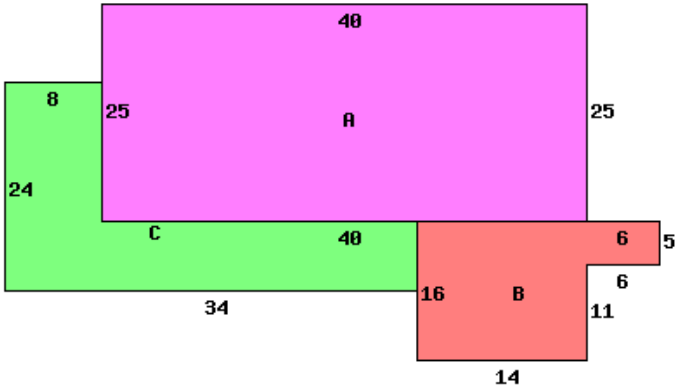
CAMA / Cont: 1

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 Q	F/C	M		1000		a	*MAIN
1	F	A		254		b	ADDTN
	OFP	P		400	12000	c	PORCH



Occupancy 1 Single Family

Story Height 1
Floor Level

		*DWELLING COMPUTATIONS Sq-Ft	Value
Main	FRAME	1254	103670
Qtr Story	FRAME	1000	15780
Subtotal			119450

B 1 2 U A

Heating	-1470
Plumbing	-3800
Extra Features	12000
Total Value	126180

Call Back: - - - - Sign: Date: Lister: 12-130009.0000-v082020R