

DUDLEY TWP
RIDGEMONT SD

00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-130024.0000
C06

RES
2025

sale

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

2022 FOUT SEAN & CHELSIE	2021-12-14	
2023 FOUT SEAN & CHELSIE	2021-12-14	
2024 FOUT SEAN & CHELSIE	2021-12-14	
2025 FOUT SEAN & CHELSIE	2021-12-14	10234 3.00A
19463 CR 190	2SD	
		\$245,000
KENTON OH 43326		

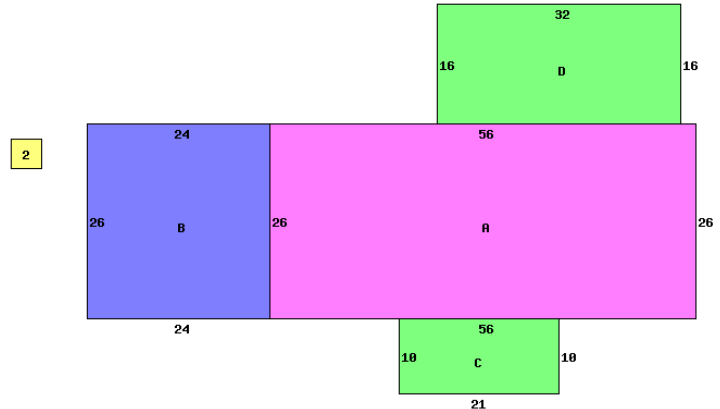
Tax Year	2022	2023	2024	2025	
Prop Cls	511	511	511	511	CAMA
Acres	3.0000	3.0000	3.0000	3.0000	511
Land100%	18600	25000	25000	25000	25000
Bldg100%	168140	185860	185860	185860	185860
Totl100%	186740t	210860t	210860t	210860t	210860t
Cauvl00%					
Tax Value:					
Land 35%	6510	8750	8750	8750	8750
Bldg 35%	58850	65050	65050	65050	65050
Totl 35%	65360t	73800t	73800t	73800t	73800t
Hmstd35%	59180	65600	65600	65600	
Owner Oc	62.06	57.84	57.78	57.54	hmstd 5250 l 60350 b
Hmstd RB					
Net Tax	2817.38	2726.12	2901.12	2865.06	
Sp-Asmnt	20.83	35.74	43.62	73.45	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
1 B	F	M		1456		a *MAIN
	F2	G		624	14980	b GRAGE
	OFP	P		210	6300	c PORCH
	DK	P		512	7680	d PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
667	2	2021-12-14	FOUT SEAN & CHELSIE	2SD	245000	18600	168140
392	1	1995-05-12	WATKINS F SCOTT	WD	80000	12310	78510
345	2	1992-04-16		2WD *	1500	2600	0

Year	Land	Bldg	Total	Net Tax
2021	6510	58850	65360	2873.92
2020	6510	58850	65360	2877.86

project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
348 KARG-SCIOTO RIVER			XA/2025



19463 CR 190 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level		
Main	FRAME	1456 114600
Basement		1456 26940
Subtotal		141540
Shingle	Roof	GABLE
Plaster/Drywall	X	
Floor/Carpet	X	
Floor/Concrete	X	
Number of Rooms	1 6	
Bedrooms	3	
Central Heat	X	
ELECTRIC		PUB PAVED ST/RD
Central A/C	X	
Plumbing		Neighborhood:
Standard	1	Code: 1000
Extra 3 Fixture	1	Dwl/Gar/NC% 1.1900

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	2912		C	1992GD	190650	.24	Dpr	172420
2 Shed	*PP	10X12	120		1995AV	0			0
3 Pole Build		40X56	2240	C	2006AV	26880	.50		13440
homesite	1.0000	effective	depth	actual	effective	extended	true		
small acreage	2.0000	frontage	depth	rate	rate	value	value		
				15000	15000	15000	15000		
				5000	5000	10000	10000		

Call Back:

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

12-130024.0000-v082020R