DUDLEY TWP
RIDGEMONT SD 00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-140051.0000 RES
A29 2026

sale

2023 MCKINLEY WILLIAM A &	2005-05-26	
2024 MCKINLEY WILLIAM A &	2005-05-26	
2025 MCKINLEY WILLIAM A &	2005-05-26	
2026 MCKINLEY WILLIAM A & SH	2005-05-26 10021	3.00A
14799 TR 265	1QC	
	$0	
KENTON OH 43326		

Orig Tax Year 2006
Parent: 12-140028.0000

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

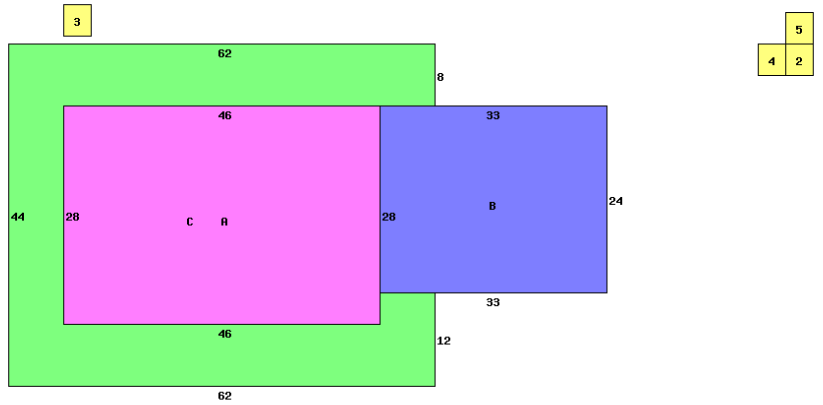
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	3.0000			
Land100%	25000	25000	25000	25000		25000	27260	27250
Bldg100%	222000	222000	222000	222000		222000	298000	298000
Totl100%	247000t	247000t	247000t	247000t		247000t	325260t	325250t
Cauv100%								
Tax Value:								
Land 35%	8750	8750	8750	8750		8750	9540	9540
Bldg 35%	77700	77700	77700	77700		77700	104300	104300
Totl 35%	86450t	86450t	86450t	86450t		86450t	113840t	113840t
Hmstd35%	77200	77200	77200	77200		77200	104590	
Owner Oc	68.08	68.00	67.70	67.70	67.70	hmstd 5250 l	71950 b	
Hmstd RB								
Net Tax	3193.08	3398.08	3355.86	3355.86	3355.86			
Sp-Asmnt	21.73	35.65	35.65	35.65				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 Q	F/C	M		1288		a	*MAIN
	F	G		792	19010	b	GRAGE
	OFP	P		1248	37440	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
199	1	2005-05-26	MCKINLEY WILLIAM A & SHA	1QC *	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	6510	57230	63740	2748.16
2021	6510	57230	63740	2803.30

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



14799 TR 265 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1Q				
Floor Level	Main	FRAME	1288	106480
	Qtr Story	FRAME	1288	19380
	Subtotal			125860
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	D	Air Conditioning	4640
Floor/Hardwood	X	X	Garages and Carports	19010
Number of Rooms	3	2	Extra Features	37440
Bedrooms		2	Total Value	186950
Central Heat	A		PUB ELECTRIC	
FORCED AIR			PRIV WATER	
Central A/C	A		PRIV SEWER	
Plumbing			PUB PAVED ST/RD	
Standard	1			
			Neighborhood:	
			Code:	1000
			Dwl/Gar/NC%	1.6300

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 QF		1288		C+	2005GD	205650	.16		281580
2	Pole Build		30X54	1620		C	1980AV	19440	.65		6800
3	Pool	*PP		0			OLD/	0			0
4	Lean-To		20X30	600		C	2015AV	4800	.25		3600
5	Lean-To		14X16	224		C	2015AV	1790	.25		1340
6	Pole Build		20X30	600		C	2011AV	7200	.35		4680

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	2.0000				5000	5000	10000	10000

Call Back: Sign: PSN Date: 2015-03-19 Lister:

12-140051.0000-v082020R