

DUDLEY TWP
RIDGEMONT SD

00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-170006.0000
A49

AGR
2025

sale

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

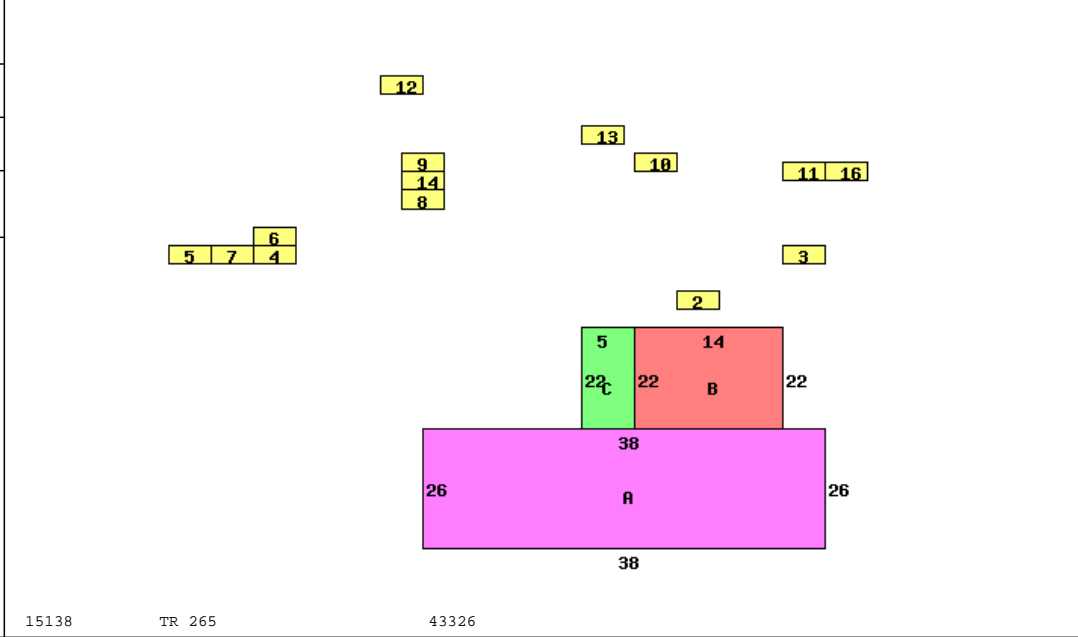
2022 MCKINLEY SANDRA F	2018-08-17				
2023 MCKINLEY SANDRA F	2018-08-17				
2024 MCKINLEY SANDRA F	2018-08-17				
2025 MCKINLEY SANDRA F	2018-08-17	10435	13231	32.00A	
15138 TR 265	4CT				
KENTON OH 43326	\$0				

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	32.0000	32.0000	32.0000	32.0000	
Land100%	150910	166170	166170	166170	166180
Bldg100%	98910	116460	116460	116460	116450
Totl100%	249830t	282630t	282630t	282630t	282630t
Cauv100%	41060	76800	76800	76800	76800
Tax Value:					
Land 35%	14370	26880	26880	26880	58160
Bldg 35%	34620	40760	40760	40760	40760
Totl 35%	48990t	67640t	67640t	67640t	98920t
Hmstd35%	27230	26560	26560	26560	
Owner Oc	28.56	23.42	23.40	23.30	
Hmstd RB	376.32	337.84	384.32	393.06	hmstd 5250 l 21310 b
Net Tax	1753.38	2190.34	2304.22	2262.30	
Cauv Sav	1693.90	1179.96	1254.10	1238.76	
Sp-Asmnt	25.18	25.18	39.38	39.38	

SHB+ 1 B 1	CONS F/C PAT	TYPE M A P	FACT	SQ-FT 988 308 110	VALUE	a b c	*MAIN ADDTN PORCH
Sale# 326 433	#p 4 4	sale date 2018-08-17 2001-10-03	To MCKINLEY SANDRA F MCKINLEY RUSSELL J & SAN	Type/Invalid? 4CT * 4CT *	Sale\$ 0 0	co:land 150310 44660	co:blgd 85340 46430

Year 2021 2020	Land 14370 14370	Bldg 34620 34620	Total 48990 48990	Net Tax 1758.54 1790.98
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Project 902 MAIN DISTRICT CONSERVANCY 500 HARDIN COUNTY LANDFILL 301 STUTZMAN #1058 - SCIOTO RV	ben acres	/ %	factor
			XA/2025 XA/2025 XA/2025



15138 TR 265 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	Main 1296 107140
	Basement 324 6300
	Subtotal 113440
Shingle	Roof GABLE
Plaster/Drywall	P Air Conditioning 2330
Panelled Wall	X Extra Features 330
Unfinished Wall	X Total Value 116100
Floor/Carpet	X
Floor/Concrete	X PUB ELECTRIC
Number of Rooms 1 6	PRIV WATER
Bedrooms 3	PRIV SEWER
Central Heat	A PUB PAVED ST/RD
FORCED AIR	Neighborhood:
Central A/C	A Code: 1000
Plumbing	Dwl/Gar/NC% 1.1900
Standard 1	

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B F	1296				C- 1918AV	104490	.55		55950
2 Garage	1 F 0	24X24	576			C 1982FR	13820	.70		4930
3 Poultry Ho	*SV 0	10X30	300			D 1940AV	200			200
4 Flat Barn	*SV 0	26X40	1040		D	1920PR	9980	.80	.50	1000
5 Lean-To	*SV 0	16X40	640		D	2020AV	4100	.15		3490
6 Lean-To	1 F 0	28X40	1120		C	1920FR	8960	.70		2690
7 Lean-To	*SV 0	16X40	640			1920FR	600			600
8 CRIB-DTWW	*SV 0	16X14	224			1950AV	400			400
9 CRIB-DTWW	*SV 0	16X14	224			1950AV	400			400
10 Shed	*SV 0	12X14	168			OLD/PR	300			300
11 Pole Build	1 P 0	30X60	1800		C	1968AV	21600	.65		7560
12 Crib/Grana	*SV 0	12X14	168			1970FR	200			200
13 Pole Build	*SV 0	56X60	3360		C	2003AV	40320	.50		20160
14 Pole Build	1 P	45X72	3240		C	1985AV	31100	.65		10890
15 Crib/Grana	*NV		0			OLD/	0			0
16 Lean-To		20X60	1200		C	2017AV	9600	.20		7680

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	9.0266	6030	54430	2660	24010
C 2	BOB BLOUNT SILT LOAM, 2	10.0059	5770	57730	2360	23610
C 15	GYB2 GLYNWOOD CLAY LOAM	2.1047	5020	10570	1230	2590
C 39	PM PEWAMO SILTY CLAY L	.5630	6490	3650	3560	2000
C 44	SA SARANAC SLTY CLAY L	2.4613	6390	15730	2770	6820
C 51	WSTL WASTE LAND	4.8000	120	580	50	240
W 1	BOA BLOUNT SILT LOAM 0-	.3029	3610	1090	770	230
W 39	PM PEWAMO SILTY CLAY L	1.3772	5370	7400	1670	2300
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000
980	ROAD ROAD	.3584				

58160 (100%) 76800 CAUV # 3101
58160 (35%) 26880