

DUDLEY TWP
RIDGEMONT SD

00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-180010.0000
D64

AGR
2025

sale

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

2022	LOWE CHERYL ETAL	2003-01-06			
2023	LOWE CHERYL ETAL	2003-01-06			
2024	LOWE CHERYL ETAL	2003-01-06			
2025	LOWE CHERYL ETAL	2024-02-28	10688	45.00A	
	20661 CR 190		1QC		
	MT VICTORY OH 43340		\$0		

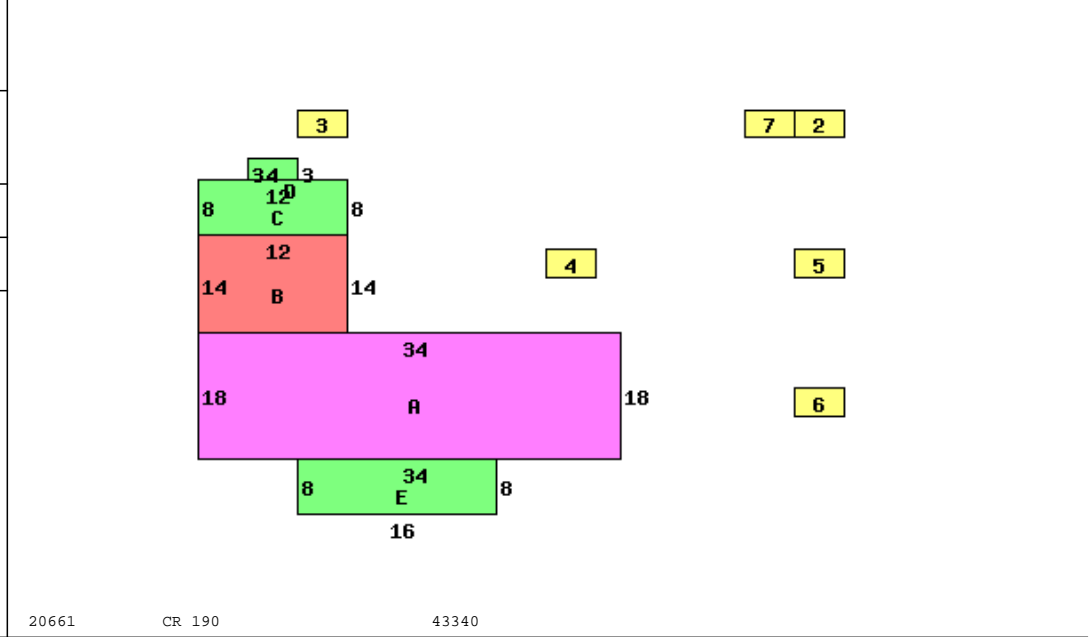
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	48.0000	48.0000	48.0000	45.0000	
Land100%	262370	287940	287940	271090	271080
Bldg100%	32690	38740	38740	38740	38730
Totl100%	295060t	326690t	326690t	309830t	309810t
Cauv100%	70490	134310	127400	127400	127400
Tax Value:					
Land 35%	24670	47010	44590	44590	94880
Bldg 35%	11440	13560	13560	13560	13560
Totl 35%	36110t	60570t	58150t	58150t	108430t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1590.82	2284.88	2331.44	2302.84	
Cauv Sav	2958.76	2028.38	2252.84	1991.58	
Sp-Asmnt	21.77	21.77	32.30	32.30	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 Q	F/C	M		612			
1	F/C	A		168		b	ADDTN
	STP	P		96	3840	c	PORCH
	STP	P		12	50	d	PORCH
	STP	P		128	5120	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
113	1	2024-02-28	LOWE CHERYL	1QC *	0	287940	38740
6	4	2003-01-06	LOWE CHERYL ETAL	4CT *	0	85630	26140
216	1	2000-05-25	TILLMAN D KEITH	1AF *	0	76890	24030
686	1	1997-12-10	TILLMAN D KEITH	1WD *	0	60230	23230
57	1	1993-01-28	TILLMAN KEITH D	1CT *	0	0	74400

Year	Land	Bldg	Total	Net Tax
2021	24670	11440	36110	1622.70
2020	24670	11440	36110	1624.88

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



20661 CR 190 43340

Occupancy	1 Single Family	*DWELLING COMPUTATIONS		
Story Height	1Q	Sq-Ft Value		
Floor Level	Main	FRAME 780 95310		
	Qtr Story	FRAME 612 10270		
	Subtotal	105580		
Shingle	Roof	GABLE		
	B 1 2 U A			
Plaster/Drywall	X	X	Extra Features	9010
Panelled Wall	X		Total Value	114590
Floor/Pine	X	X		
Floor/Tile-Lino	X		PUB ELECTRIC	
Number of Rooms	4	2	PUB GAS	
Bedrooms	1	1	PRIV WATER	
			PRIV SEWER	
Central Heat	A		PUB PAVED ST/RD	
FORCED AIR			Topo: ROLLING	
Plumbing			Neighborhood:	
Standard	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	1 QF/C		780		D+	OLD/FR		97400	.65	.20	32450
2 Flat Barn	1 F	34X36	1224		D	OLD/AV		11750	.80	.50	1180
3 Shed	1 F 0	32X44	1408		C	OLD/AV		16900	.65	.50	2960
4 Shed	*SV	0 8X16	128			OLD/FR		300			300
5 Crib/Grana	*SV	0 10X14	140			OLD/FR		300			300
6 Poultry Ho	*SV	0 14X30	420			OLD/FR		500			500
7 Lean-To		16X34	544		D	OLD/FR		3480	.70		1040
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA	BLOUNT SILT LOAM 0-	8.6450	6030	52130	2660					23000
C 2	BOB	BLOUNT SILT LOAM, 2	20.9690	5770	120990	2360					49490
C 15	GYB2	GLYNWOOD CLAY LOAM	.9904	5020	4970	1230					1220
C 19	KAB	KENDALLVILLE SILT L	1.9435	5800	11270	2090					4060
C 39	PM	PEWAMO SILTY CLAY L	9.3014	6490	60370	3560					33110
W 1	BOA	BLOUNT SILT LOAM 0-	.0792	3610	290	770					60
W 2	BOB	BLOUNT SILT LOAM, 2	.9065	3130	2840	470					430
W 8	EE	EEL SILT LOAM, OCCA	.1119	3990	450	1460					160
W 19	KAB	KENDALLVILLE SILT L	.4189	3450	1450	1090					460
W 39	PM	PEWAMO SILTY CLAY L	.2457	5370	1320	1670					410
670	HSITE	HOMESITE	1.0000	15000	15000	15000					15000
980	ROAD	ROAD	.3885								

45 271080 (100%) 127400 CAUV # 3223
94880 (35%) 44590