DUDLEY TWP
RIDGEMONT SD 00110

Hardin County, Ohio
Michael T. Bacon, Auditor

12-180019.0000 AGR
D10 2026

sale

2023 MCCULLOUGH ZACHARY &	2014-06-23	
2024 MCCULLOUGH ZACHARY &	2014-06-23	
2025 MCCULLOUGH ZACHARY &	2014-06-23	
2026 MCCULLOUGH ZACHARY & AS	2014-06-23 12212	3.836A
15778 CR 219	2SD	
	$122,375	
MT VICTORY OH 43340		

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

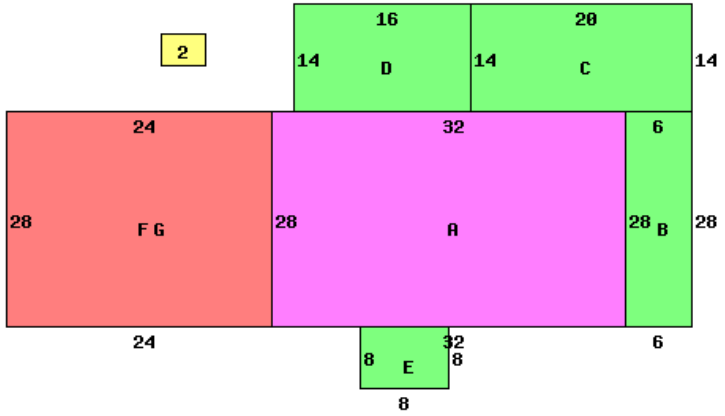
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	3.8360	3.8360	3.8360	3.8360	3.8360			
Land100%	30230	30230	30230	30230		30230	43860	43850
Bldg100%	144090	144090	144090	144090		144090	197600	197590
Totl100%	174310t	174310t	174310t	174310t		174310t	241460t	241440t
Cauv100%	22230	22230	22230	22230		30230	43860	28700
Tax Value:								
Land 35%	7780	7780	7780	7780		7780	10050	15350
Bldg 35%	50430	50430	50430	50430		50430	69160	69160
Totl 35%	58210t	58210t	58210t	58210t		58210t	79210t	84500t
Hmstd35%								
Owner Oc	51.34	51.28	51.06	51.06	51.06			
Hmstd RB								
Net Tax	2144.52	2282.56	2254.16	2254.16	2254.16			
Cauv Sav	153.54	103.16	109.80	108.42				
Sp-Asmnt	31.35	31.35	31.35	31.35				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		896		a	*MAIN
	OFP	P		168	5040	b	PORCH
	DK	P		280	4200	c	PORCH
	DK	P		224	3360	d	PORCH
	OFP	P		64	1920	e	PORCH
1	F	A		672		f	ADDTN
	BAS	G		672	1200	g	GRAGE

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
264	2	2014-06-23	MCCULLOUGH ZACHARY & ASHL	1SD		122375	19030	105060
7	5	2013-01-09	HOLMER JENNIFER L & RAMGE	5CT	*	0	19030	105060
42	3	2008-01-25	RAMGE C BURKE	3AF	*	0	18430	110490

Year	Land	Bldg	Total	Net Tax
2022	5720	44410	50130	2155.92
2021	5720	44410	50130	2199.20

p r o j e c t		ben acres	/ %	factor
141 ASH RUN #889 - SCIOTO RIVER	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



15788 CR 219 43340

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1568	123200
	Basement		896	16740
	Subtotal			139940
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X			
Unfinished Wall	X				
Floor/Carpet		X			
Floor/Concrete	X				
Number of Rooms		1	5		
Bedrooms			3		
Central Heat			A		
FORCED AIR					
Central A/C			A		
Plumbing					
Standard		1			
Extra 2 Fixture		1			

Air Conditioning	2780
Plumbing	1400
Garages and Carports	1200
Extra Features	14520
Total Value	159840
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
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 B F		1568		C	1982AV	159840	.30		182380
2	Garage	1 F	24X36	864		C	1997AV	20740	.55		15210

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	1	BOA	BLOUNT SILT LOAM 0-	.2226	8740	1950	2550	570
C	2	BOB	BLOUNT SILT LOAM, 2	1.2030	8370	10070	2230	2680
C	39	PM	PEWAMO SILTY CLAY L	1.0713	9410	10080	3450	3700
	670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
	980	ROAD	ROAD	.3391				
				3.836		43850	(100%)	28700
						15350	(35%)	10050

CAUV # 3927

Call Back: Sign: PSN Date: 2015-02-27 Lister:

12-180019.0000-v082020R