

HALE TWP
RIDGEMONT SD

00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-010020.0000
D108

AGR
2025

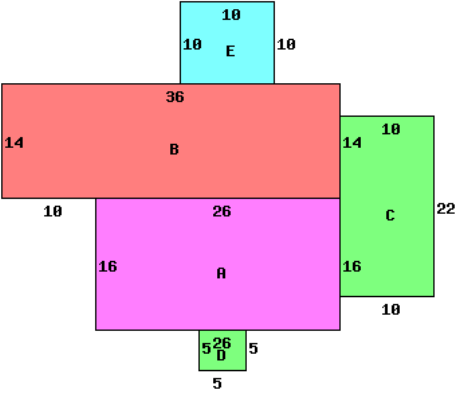
sale

2022 HILL JAMES R & DIANNA	2021-04-09				
2023 HILL JAMES R & DIANNA	2021-04-09				
2024 HILL JAMES R & DIANNA	2021-04-09				
2025 HILL JAMES R & DIANNA S	2021-04-09	13406	13593	54.256A	
21146 CR 265	3SD				
RIDGEWAY OH 43345	\$0				

Eff Rate:-	47.75	40.86	41.23	40.16	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	54.2560	54.2560	54.2560	54.2560	
Land100%	303860	333230	333230	333230	333230
Bldg100%	75570	103400	103400	103400	103390
Totl100%	379430t	436630t	436630t	436630t	436620t
Cauv100%	91200	166060	166060	166060	166060
Tax Value:					
Land 35%	31920	58120	58120	58120	116630
Bldg 35%	26450	36190	36190	36190	36190
Totl 35%	58370t	94310t	94310t	94310t	152820t
Hmstd35%					
Owner 0c					
Hmstd RB					
Net Tax	2541.68	3520.08	3555.00	3457.96	
Cauv Sav	3241.02	2183.86	2205.52	2145.32	
Sp-Asmnt	29.33	43.78	53.67	53.67	

2027 HILL DIANNA S	2026-01-12
21146 CR 265	3AF
RIDGEWAY OH 43345	

SHB+ 1HB 1 B	CONS F F OPF	TYPE M A P	FACT	SQ-FT 416 504 220 25	VALUE 6600 750	a b c d	*MAIN ADDTN PORCH PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
15	3	2026-01-12	HILL DIANNA S	3AF *	0	333230	103400
147	3	2021-04-09	HILL JAMES R & DIANNA S	3SD *	0	303860	75570
119	3	2010-04-01	HILL DIANNA SUE	3AF *	0	132230	57690
416	1	2007-10-22	HILL DIANNA SUE	1WD *	0	229800	56310
194	2	2006-05-03	BRIEN MEREDITH	2CT *	0	229800	56310
Year	Land	Bldg	Total	Net Tax			
2021	31920	26450	58370	2564.26			
2020	31920	26450	58370	2567.80			
p r o j e c t							
902	MAIN DISTRICT CONSERVANCY			XA/2025			
229	MAST #988 - SCIOTO RIVER			XA/2025			
500	HARDIN COUNTY LANDFILL			XA/2025			
230	SAMS #989 - SCIOTO RIVER			XA/2025			



21146 CR 265 43345

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	
Main	FRAME 920 100760
Part Upper	FRAME 416 22960
Basement	668 12650
Subtotal	136370
Shingle	Roof GABLE
Plaster/Drywall	B 1 2 U A X X Extra Features 7350
Unfinished Wall	X Total Value 143720
Floor/Pine	X X
Floor/Carpet	X
Floor/Tile-Lino	X
Number of Rooms	1 5 1
Bedrooms	3
Central Heat	A
GRAV AIR	
Plumbing	
Standard	1 Neighborhood: 1600 Code: 1.3100 Dwl/Gar/NC%

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F		1336		C-	1925AV		129350	.55		76250
2 Shed	*SV	25X40	1000			1920PR		300			300
3 Pole Build		30X45	1350		C	1979AV		16200	.65		5670
4 Pole Build		42X70	2940		C	2009AV		35280	.40		21170
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	4.8262	6030	29100	2660	12840					
C 2	BOB BLOUNT SILT LOAM, 2	19.5820	5770	112990	2360	46210					
C 16	GYC2 GLYNWOOD CLAY LOAM	2.9639	4750	14080	1050	3110					
C 39	PM PEWAMO SILTY CLAY L	24.9707	6490	162060	3560	88900					
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000					
980	ROAD ROAD	.9132									

54.256 333230 116630 (100%) 166060 CAUV # 3637
(35%) 58120