HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-010049.0000 RES
D22 2026

## sale

| | | |
|---|---|---|
| 2023 SELLS ELIZABETH A | 2002-10-14 | |
| 2024 SELLS ELIZABETH A | 2002-10-14 | |
| 2025 SELLS ELIZABETH A | 2002-10-14 | |
| 2026 SELLS ELIZABETH A | 2002-10-14 12180 | 8.775A |
| 16363 TR 204 | 1FD | |
| | $43,000 | |
| RIDGEWAY OH 43345 | | |

Eff Rate:– 40.86 — 41.23 — 40.16 — 40.16 — a/r

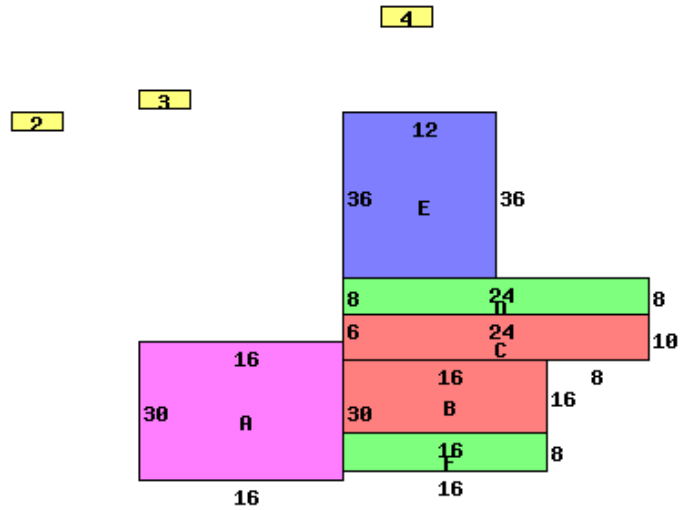
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 0 | 511 | 511 | 511 |
| Acres | 8.7750 | 8.7750 | 8.7750 | 8.7750 | 8.7750 | | | |
| Land100% | 38800 | 38800 | 38800 | 38800 | | 38800 | 41030 | 41040 |
| Bldg100% | 6170 | 6170 | 6170 | 6170 | | 6170 | 7490 | 7490 |
| Totl100% | 44970t | 44970t | 44970t | 44970t | | 44970t | 48510t | 48530t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 13580 | 13580 | 13580 | 13580 | | 13580 | 14360 | 14360 |
| Bldg 35% | 2160 | 2160 | 2160 | 2160 | | 2160 | 2620 | 2620 |
| Totl 35% | 15740t | 15740t | 15740t | 15740t | | 15740t | 16980t | 16990t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 587.48 | 593.32 | 577.12 | 577.12 | 577.12 | | | |
| Sp-Asmnt | 104.29 | 108.60 | 118.41 | 118.41 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 2 B | F | M | | 480 | | a | *MAIN |
| 2 B | F | A | | 256 | | b | ADDTN |
| 1 | F/C | A | | 240 | | c | ADDTN |
| | EFP | P | | 192 | 7680 | d | PORCH |
| | F | G | | 432 | 10370 | e | GRAGE |
| | OFP | P | | 128 | 3840 | f | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 565 | 1 | 2002-10-14 | SELLS ELIZABETH A | 1FD | 43000 | 54000 | 39630 |
| 518 | 1 | 1999-09-01 | HEILMAN FERN I | 1CT * | 0 | 46800 | 8890 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 9390 | 11040 | 20430 | 889.62 |
| 2021 | 9390 | 11040 | 20430 | 897.52 |

| project | | ben acres | / % | factor |
|---|---|---|---|---|
| 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 | | | |




16363 TR 204 43345

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 2 | | | | |
| Floor Level | Main | FRAME | 976 | 102460 |
| | Full Upper | FRAME | 736 | 55570 |
| | Basement | | 368 | 7110 |
| | Subtotal | | | 165140 |
| Metal | Roof | HIP | | |

| | B 1 2 U A | | |
|---|---|---|---|
| Plaster/Drywall | X X | Heating | -2110 |
| Unfinished Wall | X | Garages and Carports | 10370 |
| Floor/Pine | X X | Extra Features | 11520 |
| Number of Rooms | 1 4 3 | Total Value | 184920 |
| Bedrooms | 1 3 | | |
| | | PUB ELECTRIC | |
| Plumbing | | PRIV WATER | |
| Standard | 1 | PRIV SEWER | |
| | | PUB PAVED ST/RD | |
| | | Topo: ROLLING | |
| | | Neighborhood: | |
| | | Code: | 1600 |
| | | Dwl/Gar/NC% | 1.6600 |

| | Bldg Type | SHB+Cons | | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 2 B F | | | 1712 | | C- | OLD/VP | 166430 | .85 | .85 | 6220 |
| 2 | Garage | *SV | 0 | 20X30 | 600 | | | OLD/PR | 600 | | | 600 |
| 3 | Shed | *SV | 0 | 30X48 | 2464 | | | 1972PR | 300 | | | 300 |
| 4 | Shed | | | 24X32 | 768 | | D | 1900VP | 7370 | .80 | .75 | 370 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | 1.0000 | | | | 17250 | 17250 | 17250 | 17250 |
| small acreage | 7.7750 | | | | 5000 | 3060 | 23790 | 23790 |

Call Back: Sign: PSN Date: 2015-01-19 Lister:

16-010049.0000-v082020R