

HALE TWP
RIDGEMONT SD

00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-040009.0000
D53

RES
2025

sale

2022 CANDLER G JAMES & JUD							
2023 CANDLER G JAMES & JUD							
2024 CANDLER G JAMES & JUD							
2025 CANDLER JUDITH D	2024-08-29	10839	6.039A				
20409 SR 292	1AF						
RIDGEWAY OH 43345	\$0						

Eff Rate:-	47.75	40.86	41.23	40.16	a/r		
Tax Year	2022	2023	2024	2025	2025		CAMA
Prop Cls	511	511	511	511	511		511
Acres	6.0400	6.0400	6.0400	6.0400	6.0400		
Land100%	23890	33860	33860	33860	33860		33850
Bldg100%	86740	114430	114430	114430	114430		114430
Totl100%	110630t	148290t	148290t	148290t	148290t		148280t
Cauv100%							
Tax Value:							
Land 35%	8360	11850	11850	11850	11850		11850
Bldg 35%	30360	40050	40050	40050	40050		40050
Totl 35%	38720t	51900t	51900t	51900t	51900t		51900t
Hmstd35%	31760	41690	41690	41690	41690		
Owner Oc	33.40	36.84	36.80	36.42	36.42	hmstd	5250 l 36440 b
Hmstd RB							
Net Tax	1652.62	1900.32	1919.56	1866.56	1866.56		
Sp-Asmnt	20.12	20.12	24.37	24.37			

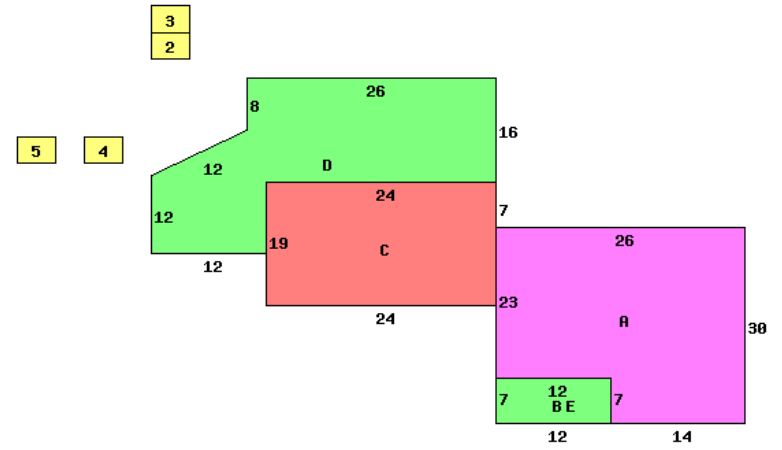
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		696		a	*MAIN
	OMP	P		84	2940	b	PORCH
1	F/C	A		456		c	ADDTN
	PAT	P		593	1780	d	PORCH
F	F	A		84		e	ADDTN

#: 14 L/W
160400140000 4.377a

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
395	1	2024-08-29	CANDLER JUDITH D	1AF *	0	33860	114430
278	1	2024-06-18	CANDLER G JAMES & JUDITH	1SD *	0	33860	114430

Year	Land	Bldg	Total	Net Tax
2021	8360	30360	38720	1667.04
2020	8360	30360	38720	1669.36

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



20409 SR 292 43345

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 2			
Floor Level	Main	FRAME	1152 102060
	Full Upper	FRAME	696 54110
	Basement		276 5420
	Subtotal		161590
Metal	Roof	HIP	
	B 1 2 U A		
Plaster/Drywall	X	Plumbing	2100
Panelled Wall	X	Extra Features	5500
Unfinished Wall	X	Total Value	169190
Floor/Pine	X X		
Floor/Carpet	X X	PUB ELECTRIC	
Floor/Concrete	X	PRIV WATER	
Number of Rooms	2 3 3	PRIV SEWER	
Bedrooms	3	PUB PAVED ST/RD	
		Topo: ROLLING	
Central Heat	A		
FORCED AIR		Neighborhood:	
Plumbing		Code:	1600
Standard	1	Dwl/Gar/NC%	1.3100
Extra 3 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	1848		C	1910AV	169190	.55		99740
2 Garage		18X22	396	C	1940AV	9500	.65		4360
3 Shed		24X70	1680	C	1940AV	20160	.65		7060
4 Flat Barn		40X44	1760	D	1920AV	16900	.80	.50	1690
5 Crib/Grana		22X30	660	D	OLD/FR	5280	.70		1580
	acres/	effective	depth	actual	effective	extended	true		
homesite	frontage	frontage	depth	rate	rate	value	value		
small acreage	1.0000	5.0400		5000	3740	18850	18850		