

HALE TWP
RIDGEMONT SD

00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-060017.0000
C46

RES
2025

sale

Eff Rate:- 47.75 — 40.86 — 41.23 — 40.16 — a/r

2022 CREAMER SHAUN S	2013-08-07			
2023 CREAMER SHAUN S	2013-08-07			
2024 CREAMER SHAUN S	2013-08-07			
2025 CREAMER SHAUN S	2024-11-01	10176	10.038A	
19422 TR 197	1AF			
MT VICTORY OH 43340	\$0			

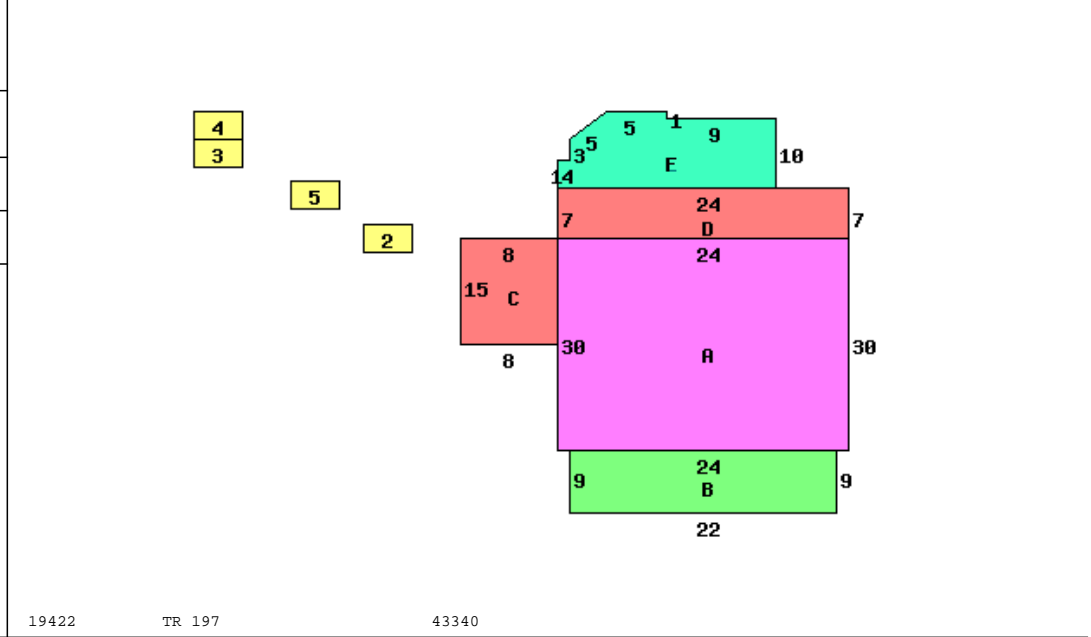
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	512	512	512	512	512
Acres	10.0400	10.0400	10.0400	10.0400	
Land100%	27430	39770	39770	39770	39770
Bldg100%	97830	129110	129110	129110	129120
Totl100%	125260t	168890t	168890t	168890t	168890t
Cauv100%					
Tax Value:					
Land 35%	9600	13920	13920	13920	13920
Bldg 35%	34240	45190	45190	45190	45190
Totl 35%	43840t	59110t	59110t	59110t	59110t
Hmstd35%	35650	46260	46260	46260	
Owner Oc	37.48	40.88	40.84	40.40	hmstd 5250 l 41010 b
Hmstd RB	371.82	334.16	360.80	363.30	
Net Tax	1499.70	1831.20	1826.50	1763.62	
Sp-Asmnt	20.20	20.20	25.26	25.26	

SHB+ LHB	CONS F	TYPE M	FACT	SQ-FT 720	VALUE 5940	a *MAIN
1	OFF	P		198		b PORCH
1 B	F/C	A		120		c ADDTN
	F	A		168		d ADDTN
	WDD	P		176	2640	e PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
482	1	2024-11-01	CREAMER SHAUN S	1AF *	0	39770	129110
362	1	2013-08-07	SHAUN S CREAMER LE	1CT *	0	25370	64430
251	1	2002-06-14	CREAMER STEVEN R	1CT *	0	24060	52400

Year	Land	Bldg	Total	Net Tax
2021	9600	34240	43840	1512.80
2020	9600	34240	43840	1514.82

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	
Main	FRAME 1008 101460
Part Upper	FRAME 720 33390
Basement	528 10070
Subtotal	144920
Shingle	Roof GABLE
Plaster/Drywall	X
Panelled Wall	X
Unfinished Wall	X
Floor/Pine	X X
Floor/Carpet	X X
Floor/Concrete	X
Number of Rooms	1 4 2
Bedrooms	2
Central Heat	A
FORCED AIR	
Central A/C	A
Plumbing	
Standard	1
Extra 2 Fixture	1
Air Conditioning	3050
Plumbing	1400
Extra Features	8580
Total Value	157950
PUB ELECTRIC	
PUB GAS	
PRIV WATER	
PRIV SEWER	
PUB UNIMPORTANT ST/RD	
Topo: LOW	
Topo: SWAMPY	
Neighborhood:	
Code:	1600
Dwl/Gar/NC%	1.3100

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F	1728		C-	1920GD	142160	.40	111740
2 Garage		18X24	432	C	1960GD	10370	.60	5430
3 Pole Barn		36X60	2160	C	1982AV	25920	.65	9070
4 Lean-To		20X60	1200	C	1990FR	9600	.70	2880
5 Shed	*PP	8X16	128		1920FR	0		0
homesite	1.0000	effective	depth	actual	effective	extended	true	value
small acreage	9.0400	frontage	depth	rate	rate	value	value	
				15000	15000	15000	15000	
				5000	2740	24770	24770	

Call Back: Sign: PSN Date: 2014-12-18 Lister: 16-060017.0000-v082020R