HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-060022.0000 AGR
C131 2026

sale

2023	WEYANT TIMOTHY P & LO	1995-09-11
2024	WEYANT TIMOTHY P & LO	1995-09-11
2025	WEYANT TIMOTHY P & LO	1995-09-11
2026	WEYANT TIMOTHY P & LORI	1995-09-11 10176 13.677A
	19183 TR 197	1WD
		$80,000
	MT VICTORY OH 43340	

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	13.6770	13.6770	13.6770	13.6770	13.6770			
Land100%	68940	68940	68940	68940		68940	100000	100000
Bldg100%	151000	151000	151000	151000		151000	189830	189840
Totl100%	219940t	219940t	219940t	219940t		219940t	289830t	289840t
Cauv100%	31140	31140	31140	31140		68940	100000	33490
Tax Value:								
Land 35%	10900	10900	10900	10900		10900	11720	35000
Bldg 35%	52850	52850	52850	52850		52850	66440	66440
Totl 35%	63750t	63750t	63750t	63750t		63750t	78160t	101440t
Hmstd35%	56120	56120	56120	56120		56120	72070	
Owner Oc	49.60	49.54	49.02	49.02	49.02	hmstd 5250 l	50870 b	
Hmstd RB								
Net Tax	2329.84	2353.52	2288.44	2288.44	2288.44			
Cauv Sav	669.30	493.80	498.70	485.08				
Sp-Asmnt	20.92	25.56	25.56	25.56				

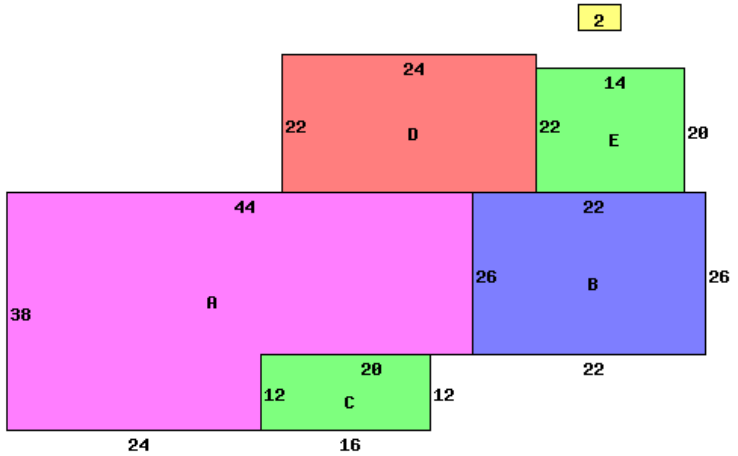
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1432		a	*MAIN
	F2	G		572	13730	b	GRAGE
	PAT	P		192	580	c	PORCH
1	F/C	A		528		d	ADDTN
	PAT	P		280	840	e	PORCH

#: 28: 30 L/W
fireplace is capped off
160600280000 .632a
160600300000 11.059a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
862	1	1995-09-11	WEYANT TIMOTHY P & LORI	1WD	80000	15400	48400
928	0	1987-10-30		*	67000	0	47830

Year	Land	Bldg	Total	Net Tax
2022	6320	48180	54500	2319.14
2021	6320	48180	54500	2339.26

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



19183 TR 197 43340

Occupancy 1 Single Family *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1960	135100
	Subtotal			135100
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Plumbing	2800
Floor/Carpet	X	Garages and Carports	13730
Floor/Tile-Lino	X	Extra Features	2460
Number of Rooms	6	Total Value	154090
Bedrooms	3		
		PUB ELECTRIC	
Central Heat	A	PRIV WATER	
ELECTRIC		PRIV SEWER	
Plumbing		PUB PAVED ST/RD	
Standard	1		
Extra 3 Fixture	1	Neighborhood:	
Extra Fixture	1	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	1 F/C		1960		C	1978GD	154090	.28		184170
2	Pole Build		30X45	1350		C	1989AV	16200	.65		5670

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	8	EE	EEL SILT LOAM, OCCA	1.5395	8050	12390	2340	3600
C	14	GWB	GLYNWOOD SILT LOAM	3.0856	7830	24160	1630	5030
C	16	GYC2	GLYNWOOD CLAY LOAM	1.0047	6890	6920	870	870
C	30	MRD2	MORLEY CLAY LOAM 12	1.9685	6770	13330	630	1240
W	8	EE	EEL SILT LOAM, OCCA	3.1339	5790	18150	230	720
W	14	GWB	GLYNWOOD SILT LOAM	.6517	4100	2670	230	150
W	16	GYC2	GLYNWOOD CLAY LOAM	.1706	2120	360	230	40
W	30	MRD2	MORLEY CLAY LOAM 12	.2088	610	130	230	50
C	51	WSTL	WASTE LAND	.8062	170	140	50	40
	670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
	980	ROAD	ROAD	.1075				
				13.677		100000	(100%)	33490
						35000	(35%)	11720

CAUV # 2461

Call Back: Sign: PSN Date: 2014-12-19 Lister:

16-060022.0000-v082020R