

HALE TWP  
RIDGEMONT SD

00150

Hardin County, Ohio  
Michael T. Bacon, Auditor

16-060029.0000  
C133

RES  
2023

sale

Eff Rate:- 48.28 — 48.21 — 47.75 — 40.86 — a/r

|      |                         |            |                |        |
|------|-------------------------|------------|----------------|--------|
| 2020 | CLYBORN RONALD E & DI   | 2009-12-08 |                |        |
| 2021 | CLYBORN RONALD E & DI   | 2009-12-08 |                |        |
| 2022 | CLYBORN RONALD E & DI   | 2009-12-08 |                |        |
| 2023 | CLYBORN RONALD E & DIAN | 2009-12-08 | 10176          | 3.019A |
|      | 19075 TR 197            | ISD        |                |        |
|      | MT VICTORY OH 43340     | \$0        | 15.0-06-06-029 |        |

|            |        |        |        |         |                      |
|------------|--------|--------|--------|---------|----------------------|
| Tax Year   | 2020   | 2021   | 2022   | 2023    | CAMA                 |
| Prop Cls   | 561    | 561    | 561    | 561     | 561                  |
| Acres      | 3.0200 | 3.0200 | 3.0200 | 3.0200  |                      |
| Land100%   | 18660  | 18660  | 18660  | 25110   | 25100                |
| Bldg100%   | 67370  | 67370  | 67370  | 101290  | 101280               |
| Totl100%   | 86030t | 86030t | 86030t | 126400t | 126380t              |
| Cauvl00%   |        |        |        |         |                      |
| Tax Value: |        |        |        |         |                      |
| Land 35%   | 6530   | 6530   | 6530   | 8790    | 8790                 |
| Bldg 35%   | 23580  | 23580  | 23580  | 35450   | 35450                |
| Totl 35%   | 30110t | 30110t | 30110t | 44240t  | 44230t               |
| Hmstd35%   | 23890  | 23890  | 23890  | 36640   |                      |
| Owner Oc   | 25.58  | 25.58  | 25.12  | 32.38   | hmstd 5250 l 31390 b |
| Hmstd RB   | 375.60 | 375.00 | 371.82 | 334.16  |                      |
| Net Tax    | 923.40 | 922.20 | 914.18 | 1284.70 |                      |
| Sp-Asmnt   | 20.18  | 20.18  | 20.18  | 20.18   |                      |

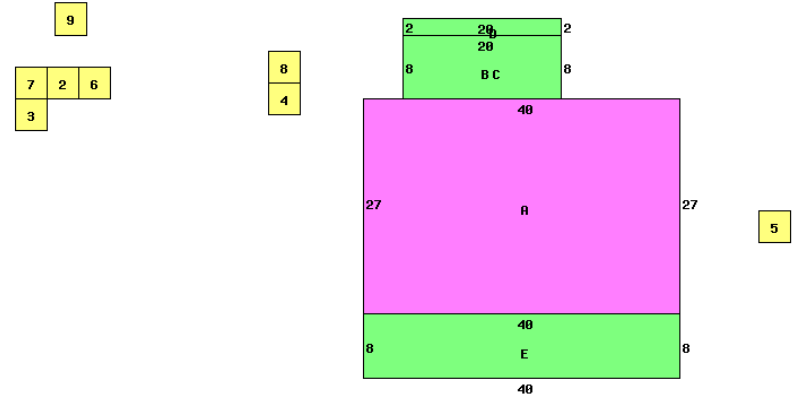
|      |      |      |      |       |       |   |       |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE |   |       |
| 1 B  | F    | M    |      | 1080  |       | a | *MAIN |
|      | OFF  | P    |      | 160   | 4800  | b | PORCH |
|      | DK   | P    |      | 160   | 2400  | c | PORCH |
|      | DK   | P    |      | 40    | 600   | d | PORCH |
|      | OFF  | P    |      | 320   | 9600  | e | PORCH |

2023 informal no change

| Sale# | #p | sale date  | To                        | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|---------------------------|---------------|--------|---------|---------|
| 376   | 1  | 2009-12-08 | CLYBORN RONALD E & DIANA  | ISD *         | 0      | 16540   | 81830   |
| 270   | 1  | 2009-09-09 | SECRETARY OF HOUSING & UR | LWD *         | 0      | 16540   | 81830   |
| 340   | 1  | 2009-08-13 | PHH MORTGAGE CORP         | LSH *         | 91000  | 16540   | 81830   |
| 378   | 1  | 2005-06-17 | MORRIS DAVID T            | LWD           | 145000 | 14660   | 94260   |
| 780   | 1  | 1992-08-19 |                           | LWD *         | 5424   | 0       | 48510   |

| Year | Land | Bldg  | Total | Net Tax |
|------|------|-------|-------|---------|
| 2019 | 6320 | 20380 | 26700 | 723.34  |
| 2018 | 6320 | 20380 | 26700 | 715.68  |

| project                       | ben acres | / | % | factor  |
|-------------------------------|-----------|---|---|---------|
| 902 MAIN DISTRICT CONSERVANCY |           |   |   | XA/2023 |
| 500 HARDIN COUNTY LANDFILL    |           |   |   | XA/2023 |



19075 TR 197 43340

| Occupancy 4 M/H on Real Estate |     |           |                  | *DWELLING COMPUTATIONS |        |
|--------------------------------|-----|-----------|------------------|------------------------|--------|
| Story Height                   | 1   |           |                  | Sq-Ft                  | Value  |
| Floor Level                    |     | Main      | FRAME            | 1080                   | 103900 |
|                                |     | Basement  |                  | 1080                   | 20130  |
|                                |     | Subtotal  |                  |                        | 124030 |
| Shingle                        |     | Roof      | GABLE            |                        |        |
|                                |     | B 1 2 U A |                  |                        |        |
| Plaster/Drywall                | X X | 540 sq ft | Basement Finish  |                        | 5960   |
| Unfinished Wall                | X   |           | Air Conditioning |                        | 2000   |
| Floor/Pine                     | X   |           | Plumbing         |                        | 2100   |
| Floor/Carpet                   | X   |           | Extra Features   |                        | 17400  |
| Number of Rooms                | 1 5 |           | Total Value      |                        | 151490 |
| Bedrooms                       | 2   |           |                  |                        |        |
| Central Heat                   | A   |           | PUB ELECTRIC     |                        |        |
| FORCED AIR                     |     |           | PUB GAS          |                        |        |
| Central A/C                    | A   |           | PRIV WATER       |                        |        |
| Plumbing                       |     |           | PRIV SEWER       |                        |        |
| Standard                       | 1   |           | PUB PAVED ST/RD  |                        |        |
| Extra 3 Fixture                | 1   |           | Topo: ROLLING    |                        |        |
|                                |     |           | Neighborhood:    |                        |        |
|                                |     |           | Code:            |                        | 1600   |
|                                |     |           | Dwl/Gar/NC%      |                        | 1.3100 |

| Bldg Type     | SHB+Cons | DixHt           | Area            | Unit Rate    | Grade | Blt/Renov   | Cond           | Replace Value  | Phy Dpr | Fnc Dpr    | True Value |
|---------------|----------|-----------------|-----------------|--------------|-------|-------------|----------------|----------------|---------|------------|------------|
| 1 MH/REAL     | 1 B F    | 27X40           | 1620            |              | MHD   | 1987AV      |                | 121190         | .28     | .30        | 80020      |
| 2 Flat Barn   | M 0      | 28X23           | 644             |              | D     | 1920AV      |                | 6180           | .80     | .50        | 620        |
| 3 Milk House  | *SV CB 0 | 13X17           | 221             |              |       | 1940AV      |                | 900            |         |            | 900        |
| 4 Garage      | F 0      | 24X24           | 576             |              | C     | 1996AV      |                | 13820          | .60     |            | 7240       |
| 5 POND        | * 1/2 AC |                 | 0               |              |       | OLD/        |                | 0              |         |            | 0          |
| 6 Lean-To     | *SV 0    | 14X23           | 322             |              |       | 1920AV      |                | 400            |         |            | 400        |
| 7 Garage      | F 0      | 40X22           | 880             |              | C     | 1991AV      |                | 21120          | .65     |            | 9680       |
| 8 P           | EFP      | 12X18           | 216             |              | D     | 1991AV      |                | 6910           | .65     |            | 2420       |
| 9 Shed        | *PP      | 6X12            | 0               |              |       | OLD/        |                | 0              |         |            | 0          |
| homesite      |          | acres/ frontage | effective depth | depth factor |       | actual rate | effective rate | extended value |         | true value |            |
| small acreage |          | 1.0000          |                 |              |       | 15000       | 15000          | 15000          |         | 15000      |            |
|               |          | 2.0200          |                 |              |       | 5000        | 5000           | 10100          |         | 10100      |            |