HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-070039.0000 AGR
D56.01 2026

sale

2023	WINGFIELD KEVIN J & K	2016-03-04	
2024	WINGFIELD KEVIN J & K	2016-03-04	
2025	WINGFIELD KEVIN J & K	2016-03-04	
2026	WINGFIELD KEVIN J & KAT	2016-03-04 10239	13.857A
	15725 TR 240	1WD	
		$244,513	
	RIDGEWAY OH 43345		

Orig Tax Year 2017
Parent: 16-070004.0000

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

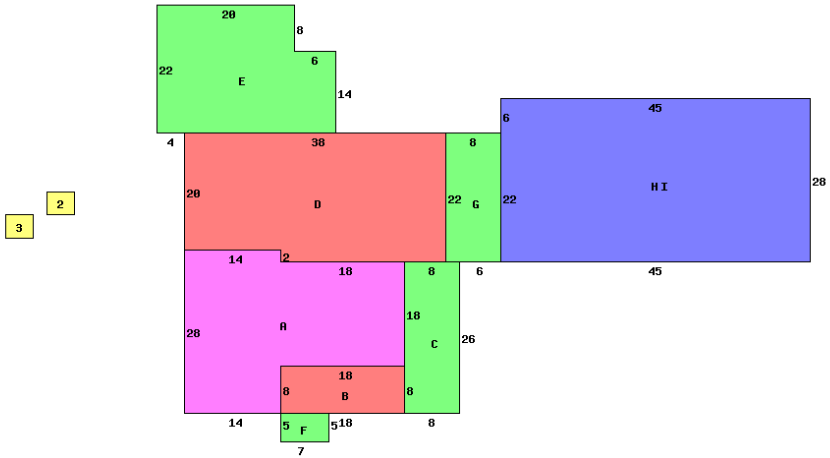
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	13.8570	13.8570	13.8570	13.8570	13.8570			
Land100%	84400	84400	84400	84400		84400	122370	122380
Bldg100%	265710	265710	265710	265710		265710	327000	326990
Totl100%	350110t	350110t	350110t	350110t		350110t	449370t	449370t
Cauv100%	42660	42660	42660	42660		84400	122370	47780
Tax Value:								
Land 35%	14930	14930	14930	14930		14930	16720	42830
Bldg 35%	93000	93000	93000	93000		93000	114450	114450
Totl 35%	107930t	107930t	107930t	107930t		107930t	131170t	157280t
Hmstd35%	85520	85520	85520	85520		85520	109320	
Owner Oc	75.58	75.50	74.70	74.70	74.70	hmstd 5250 l	80270 b	
Hmstd RB								
Net Tax	3952.84	3992.90	3882.66	3882.66	3882.66			
Cauv Sav	767.26	545.32	550.74	535.70				
Sp-Asmnt	20.09	24.56	24.56	24.56				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		716		a	*MAIN
1 B	F	A		144		b	ADDTN
	OFP	P		208	6240	c	PORCH
1 B	F	A		808		d	ADDTN
	DK	P		524	7860	e	PORCH
	STP	P		35	140	f	PORCH
	EFP	P		176	7040	g	PORCH
	F	G		1260	30240	h	GRAGE
F	F	A		1260		i	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
66	1	2016-03-04	WINGFIELD KEVIN J & KATHR	1WD	244513	0	0

Year	Land	Bldg	Total	Net Tax
2022	9020	78670	87690	3740.40
2021	9020	63750	72770	3133.44

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



15725 TR 240 43345

Occupancy 1 Single Family *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1668	124950
	Full Upper	FRAME	1976	81690
	Basement		1276	23620
	Subtotal			230260
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	Air Conditioning	6490
Panelled Wall	X	Plumbing	3500
Unfinished Wall	X	Garages and Carports	30240
Floor/Pine	X X	Extra Features	21280
Floor/Carpet	X	Total Value	291770
Floor/Concrete	X		
Number of Rooms	1 4 3	PUB ELECTRIC	
Bedrooms	3	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
GEO THERM		Topo: ROLLING	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	1600
Extra 3 Fixture	1	Dwl/Gar/NC%	1.6600
Extra 2 Fixture	1		

	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		3644		C	1932GD	291770	.40		290600
2	Pole Build		1 116X54	6264		C	1986AV	75170	.65		26310
3	Pole Build		48X50	2400		C	1985AV	28800	.65		10080

Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	5.0325	8740	43980	2550	12830
C 2	BOB	BLOUNT SILT LOAM, 2	5.7000	8370	47710	2230	12710
W 33	NE	NEWARK SILT LOAM OC	2.1245	4210	8940	230	490
670	HSITE	HOMESITE	1.0000	21750	21750	21750	21750
			13.857		122380	(100%)	47780
					42830	(35%)	16720

CAUV # 4057

Call Back: Sign: MJT Date: 2009-06-24 Lister: 16-070039.0000-v082020R