

HALE TWP
RIDGEMONT SD

00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-080006.0000
B03

AGR
2025

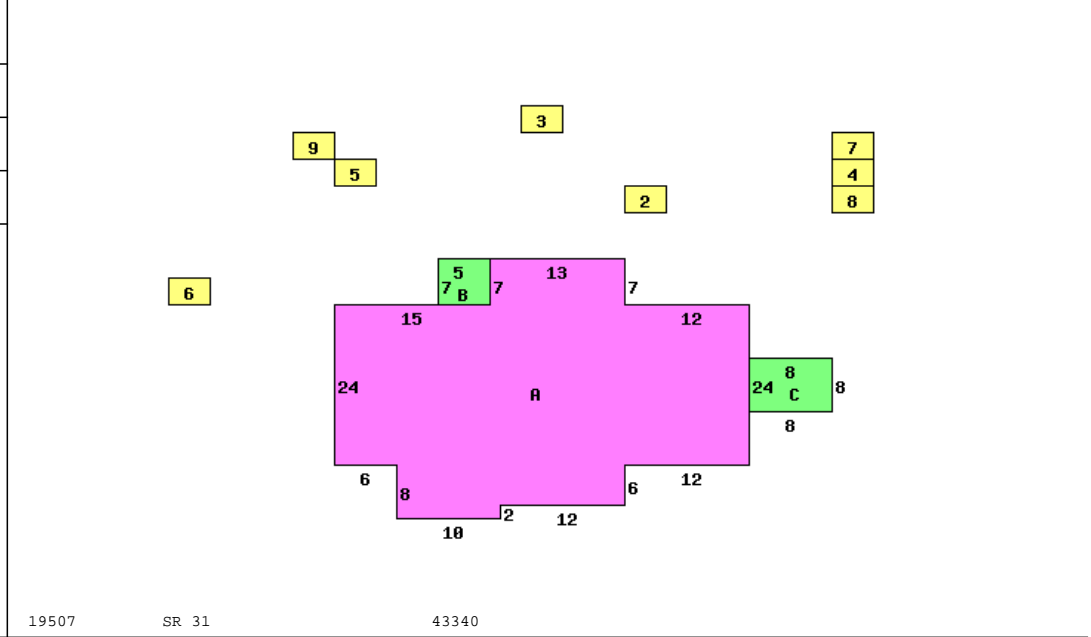
sale

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

2022	BLACK JAMES L & KAREN	2003-08-28		
2023	BLACK JAMES L & KAREN	2003-08-28		
2024	BLACK JAMES L & KAREN	2003-08-28		
2025	BLACKS SHADY KNOLL ORCH	2024-02-05	10004-5	42.21A
	19507 SR 31		LWD	
	MT VICTORY OH 43340	\$0		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	115	115	115	115	115
Acres	42.2100	42.2100	42.2100	42.2100	
Land100%	140710	155030	155030	155030	155030
Bldg100%	135110	138260	138260	138260	138250
Totl100%	275830t	293290t	293290t	293290t	293280t
Cauv100%	28370	59740	59740	59740	59750
Tax Value:					
Land 35%	9930	20910	20910	20910	54260
Bldg 35%	47290	48390	48390	48390	48390
Totl 35%	57220t	69300t	69300t	69300t	102650t
Hmstd35%	49290	50660			
Owner Oc	51.82	44.78	44.72		
Hmstd RB					
Net Tax	2439.78	2541.82	2567.54	2540.96	
Cauv Sav	1712.18	1244.78	1257.12	1222.80	
Sp-Asmnt	20.79	20.79	27.73	27.73	

SHB+ LQB	CONS ST EFP STP	TYPE M P P	FACT	SQ-FT 1203 35 64	VALUE 1400 260	a b c	*MAIN PORCH PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
499	1	2003-08-28	BLACK JAMES L & KAREN L	1SD	74000	49060	82770
245	2	2003-05-14	BLACK KATHRYN S	2CT *	0	49060	82770
Year	Land	Bldg	Total	Net Tax			
2021	9930	47290	57220	2460.98			
2020	9930	47290	57220	2464.42			
p r o j e c t				ben acres / % factor			
902 MAIN DISTRICT CONSERVANCY				XA/2025			
500 HARDIN COUNTY LANDFILL				XA/2025			



19507 SR 31 43340

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	
Main	FRAME 1203 113230
Qtr Story	FRAME 1203 18150
Basement	1203 22400
Subtotal	153780
Shingle	Roof GABLE
Plaster/Drywall	X X Fireplaces 2000
Panelled Wall	X Air Conditioning 2150
Floor/Pine	X X Plumbing 2100
Floor/Carpet	X Extra Features 1660
Floor/Concrete	X X Total Value 161690
Number of Rooms	1 7 4
Bedrooms	1 3
Fireplace	PRIV WATER
Openings	1 PRIV SEWER
Stacks	1 PUB PAVED ST/RD
Central Heat	A
FORCED AIR	
Central A/C	A
Plumbing	Neighborhood:
Standard	Code: 1600
Extra 3 Fixture	1 Dwl/Gar/NC% 1.3100

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Cond	Replace	Phy	Fnc	True
1 DWELLING	1 BAF	1203				C	1948GD	161690	.40		127090
2 Garage	CB 0	14X20	280			C	1955FR	6720	.70		2640
3 CIDER HSE	*SV 0	18X20	360				OLD/FR	800			800
4 Flat Barn		34X42	1428			D	1950FR	13710	.80	.50	1370
5 Shed	CB 0	28X28	784			C	1955FR	9410	.70		2820
6 POND	*.52A		0				OLD/	0			0
7 Lean-To		18X42	756			D	OLD/FR	4840	.70		1450
8 Shed		22X28	616			D	OLD/FR	5910	.70		1770
9 Lean-To		10X16	160			D	OLD/FR	1020	.70		310
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 2	BOB BLOUNT SILT LOAM, 2	1.1904	5770	6870	2360	2810					
C 8	EE EEL SILT LOAM, OCCA	4.7933	5550	26600	2460	11790					
C 14	GWB GLYNWOOD SILT LOAM	6.4311	5400	34730	1750	11250					
C 16	GVC2 GLYNWOOD CLAY LOAM	10.0430	4750	47700	1050	10550					
W 8	EE EEL SILT LOAM, OCCA	5.1423	3990	20520	1460	7510					
W 16	GVC2 GLYNWOOD CLAY LOAM	1.7523	1460	2560	230	400					
C 51	WSTL WASTE LAND	8.7824	120	1050	50	440					
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000					
980	ROAD ROAD	3.0752									

	42.21	155030	(100%)	59750	CAUV # 4593
		54260	(35%)	20910	

Call Back:

Sign: PSN Date: 2014-12-05 Lister:

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