HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-080030.0000 AGR
B18 2026

## sale

| | | |
|---|---|---|
| 2023 MCCULLOUGH ZACHARY J | 2003-09-29 | |
| 2024 MCCULLOUGH ZACHARY J | 2003-09-29 | |
| 2025 MCCULLOUGH ZACHARY J | 2003-09-29 | |
| 2026 MCCULLOUGH ZACHARY J | 2003-09-29 10005 6.936A | |
| 18589 CR 209 | 1WD | |
| | $80,000 | |
| MT VICTORY OH 43340 | | |

Orig Tax Year 2004
Parent: 16-080015.0000

## Eff Rate: 40.86 41.23 40.16 40.16 a/r

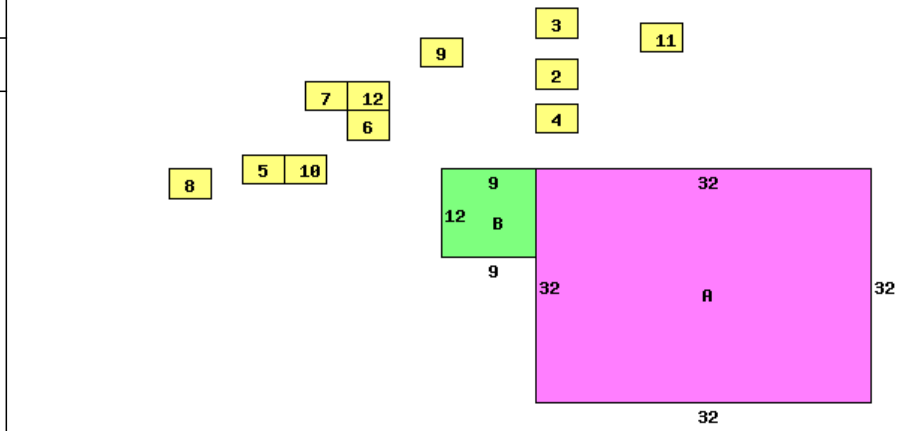
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 111 | 111 | 111 | 111 | 0 | 111 | 111 | 111 |
| Acres | 6.9360 | 6.9360 | 6.9360 | 6.9360 | 6.9360 | | | |
| Land100% | 46110 | 46110 | 46110 | 46110 | | 46110 | 66910 | 66910 |
| Bldg100% | 80740 | 80740 | 80740 | 80740 | | 80740 | 97970 | 97980 |
| Totl100% | 126860t | 126860t | 126860t | 126860t | | 126860t | 164890t | 164890t |
| Cauv100% | 28260 | 28260 | 28260 | 28260 | | 46110 | 66910 | 34020 |
| Tax Value: | | | | | | | | |
| Land 35% | 9890 | 9890 | 9890 | 9890 | | 9890 | 11910 | 23420 |
| Bldg 35% | 28260 | 28260 | 28260 | 28260 | | 28260 | 34290 | 34290 |
| Totl 35% | 38150t | 38150t | 38150t | 38150t | | 38150t | 46200t | 57710t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1423.92 | 1438.06 | 1398.82 | 1398.82 | 1398.82 | | | |
| Cauv Sav | 329.62 | 233.28 | 235.60 | 229.16 | | | | |
| Sp-Asmnt | 20.23 | 25.21 | 25.21 | 25.21 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 BA | F | M | | 1024 | | a | *MAIN |
| | DK | P | | 108 | 1620 | b | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 561 | 1 | 2003-09-29 | MCCULLOUGH ZACHARY J | 1WD | 80000 | 0 | 0 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 6820 | 25260 | 32080 | 1396.92 |
| 2021 | 6820 | 25260 | 32080 | 1409.30 |

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




18589 CR 209 43340

Occupancy 1 Single Family *DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1024 | 103070 |
| | Qtr Story | FRAME | 1024 | 3990 |
| | Basement | | 568 | 10810 |
| | Subtotal | | | 117870 |
| Metal | Roof | GABLE | | |

B 1 2 U A

| | | | | |
|---|---|---|---|---|
| Plaster/Drywall | | X | Air Conditioning | 1790 |
| Unfinished Wall | X | X | Extra Features | 1620 |
| Floor/Pine | | X | Total Value | 121280 |
| Floor/Carpet | | X | | |
| Number of Rooms | 1 | 4 1 | PUB ELECTRIC | |
| Bedrooms | | 1 | PRIV WATER | |
| | | | PRIV SEWER | |
| Central Heat | | A | PUB PAVED ST/RD | |
| FORCED AIR | | | Topo: ROLLING | |
| Central A/C | | A | | |
| Plumbing | | | Neighborhood: | |
| Standard | 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 BAF | | 1024 | | D | OLD/AV | 97020 | .55 | | 72470 | |
| 2 | Lean-To | | 12X7 | 84 | | C | 1920FR | 670 | .70 | | 200 | |
| 3 | Garage | *SV | 12X18 | 216 | | | OLD/FR | 400 | | | 400 | |
| 4 | Crib/Grana | *SV | 12X14 | 168 | | | OLD/FR | 300 | | | 300 | |
| 5 | Shed | | 30X60 | 1800 | | C | 1968AV | 26100 | .65 | .50 | 4570 | CONCRET FL |
| 6 | Bank Barn | | 32X50 | 1600 | | D | 1920FR | 15360 | .70 | .50 | 2300 | |
| 7 | Crib/Grana | | 26X32 | 832 | | C | 1968PR | 8320 | .75 | .50 | 1040 | |
| 8 | Pole Build | | 30X60 | 1800 | | C | OLD/FR | 17280 | .70 | .50 | 2590 | 1 SIDE OPN |
| 9 | Garage | | 26X30 | 780 | | C | 1980FR | 18720 | .70 | | 9320 | |
| 10 | Lean-To | | 14X18 | 252 | | C | 1968AV | 2020 | .65 | | 710 | |
| 11 | Shed | | 16X14 | 224 | | C | OLD/FR | 2690 | .70 | | 810 | |
| 12 | Shed | | 36X36 | 1296 | | C | 1920FR | 10890 | .70 | | 3270 | 2 SIDE OPN |

| Tab # | | S O I L | Acres | Mkt/Ac | Market | Au/Ac | Cauv |
|---|---|---|---|---|---|---|---|
| C 2 | BOB | BLOUNT SILT LOAM, 2 | .0389 | 8370 | 330 | 2230 | 90 |
| C 16 | GYC2 | GLYNWOOD CLAY LOAM | 2.0981 | 6890 | 14460 | 870 | 1830 |
| C 19 | KAB | KENDALLVILLE SILT L | .0108 | 8410 | 90 | 1990 | 20 |
| C 39 | PM | PEWAMO SILTY CLAY L | 2.9497 | 9410 | 27760 | 3450 | 10180 |
| W 2 | BOB | BLOUNT SILT LOAM, 2 | .0127 | 4540 | 60 | 230 | |
| W 16 | GYC2 | GLYNWOOD CLAY LOAM | .4415 | 2120 | 940 | 230 | 100 |
| W 39 | PM | PEWAMO SILTY CLAY L | .1946 | 7790 | 1520 | 230 | 50 |
| 670 | HSITE | HOMESITE | 1.0000 | 21750 | 21750 | 21750 | 21750 |
| 980 | ROAD | ROAD | .1897 | | | | |
| | | | 6.936 | | 66910 | (100%) 34020 | CAUV # 3578 |
| | | | | | 23420 | ( 35%) 11910 | |

Call Back: Sign: PSN Date: 2014-12-05 Lister:
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16-080030.0000-v082020R