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

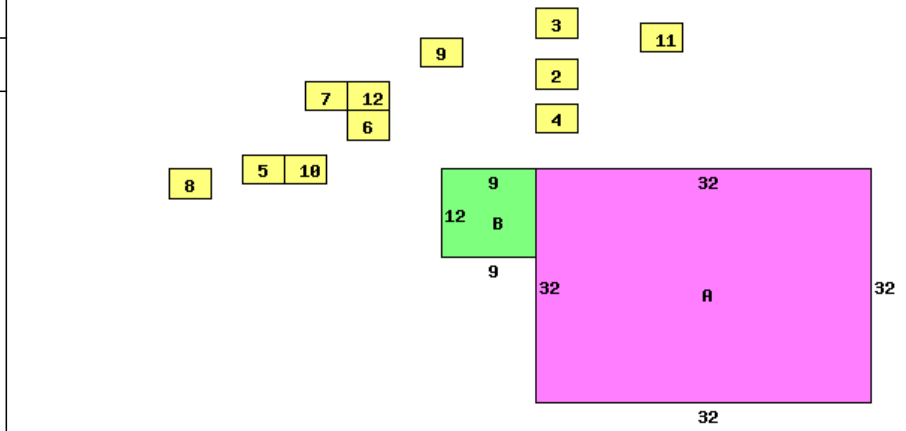
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	6.9360	6.9360	6.9360	6.9360	6.9360			
Land100%	46110	46110	46110	46110		46110	66910	66910
Bldg100%	80740	80740	80740	80740		80740	97970	97980
Totl100%	126860t	126860t	126860t	126860t		126860t	164890t	164890t
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			
Unfinished Wall	X				X
Floor/Pine		X			
Floor/Carpet		X			
Number of Rooms	1	4			1
Bedrooms		1			
Central Heat					A
FORCED AIR					
Central A/C					A
Plumbing					
Standard	1				

Air Conditioning	1790
Extra Features	1620
Total Value	121280
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Topo: ROLLING	
Neighborhood:	
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
					23420	(35%)	11910

CAUV # 3578

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