HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-140046.0000 RES
A143 2026

sale

2023	DUVALL EMMETT & TIFFE	2019-11-18
2024	DUVALL EMMETT & TIFFE	2019-11-18
2025	DUVALL EMMETT & TIFFE	2019-11-18
2026	DUVALL EMMETT & TIFFENE	2019-11-18 12343 1.50
	22273 CR 240	1FD
		$172,800
	MT VICTORY OH 43340	

Orig Tax Year 1999
Parent: 16-140013.0000

2028	DAY KIRBY L	2026-02-24
	22273 CR 240	1WD
	MT VICTORY OH 43340	

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

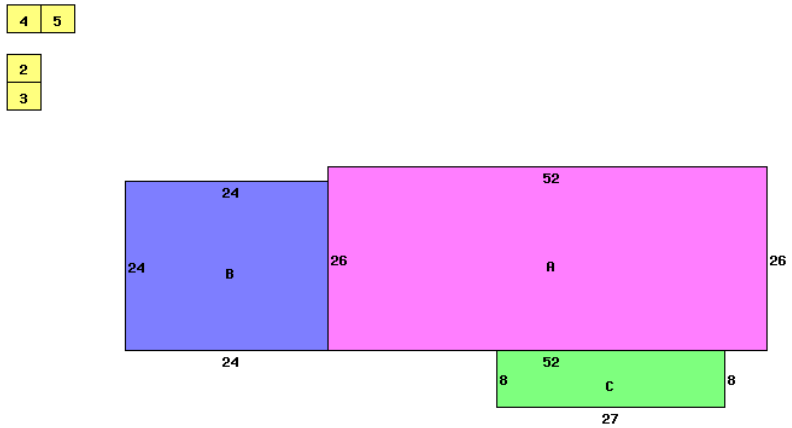
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	561	561	561	561	0	561	561	561
Acres	1.5000	1.5000	1.5000	1.5000	1.5000			
Land100%	17510	17510	17510	17510		17510	19740	19750
Bldg100%	142400	142400	142400	142400		142400	178660	178660
Totl100%	159910t	159910t	159910t	159910t		159910t	198400t	198410t
Cauv100%								
Tax Value:								
Land 35%	6130	6130	6130	6130		6130	6910	6910
Bldg 35%	49840	49840	49840	49840		49840	62530	62530
Totl 35%	55970t	55970t	55970t	55970t		55970t	69440t	69440t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2089.04	2109.78	2052.20	2052.20	2052.20			
Sp-Asmnt	21.15	22.33	22.33	22.33				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1352		a	*MAIN
	F	G		576	13820	b	GRAGE
	OFP	P		216	6480	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
57	1	2026-02-24	DAY KIRBY L	1WD *	3100000	17510	142400
517	1	2019-11-18	DUVALL EMMETT & TIFFENEE	1FD	172800	13510	79310
518	1	2000-12-01	FRANCE RALPH	1AF *	0	9340	79460
306	1	1998-07-10	FRANCE RALPH & VIRGINIA	1SD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	4940	32780	37720	1642.50
2021	4940	32780	37720	1657.10

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
312 KASLER JOINT #1064 - SCIOTO	XA/2025			



22273 CR 240 43340

Occupancy 4 M/H on Real Estate *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1352	107540
	Subtotal			107540
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2350
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	L	Garages and Carports	13820
Number of Rooms	6	Extra Features	6480
Bedrooms	3	Total Value	132290
Central Heat	A	PUB ELECTRIC	
FORCED AIR		PRIV WATER	
Central A/C	A	PRIV SEWER	
Plumbing		PUB PAVED ST/RD	
Standard	1		
Extra 3 Fixture	1	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	MH/REAL	1 F	26X52	1352		MHD	1998GD	105830	.19		142300
2	Garage	F 0	24X32	768		C	1998GD	18430	.50		15300
3	P	OFP	8X32	256		C	1998GD	7680	.50		3840
4	Garage		20X30	600		C	2010AV	14400	.40		14340
5	P	OFP	8X20	160		C	2010AV	4800	.40		2880

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	.5000				5000	5000	2500	2500

Call Back: Sign: PSN Date: 2014-12-09 Lister:

16-140046.0000-v082020R