HALE TWP
RIDGEMONT SD 00150

Hardin County, Ohio
Michael T. Bacon, Auditor

16-150004.0000 AGR
A40 2025

sale

2022	BONTRAGER SAMUEL O &	2012-12-21
2023	BONTRAGER SAM JR & WI	2022-12-22
2024	BONTRAGER SAM JR & WI	2022-12-22
2025	BONTRAGER SAM JR & WILM	2022-12-22 10706 5.01A
	23620 TR 230	2SD
		$0
	LARUE OH 43332	

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

Tax Year	2022	2023	2024	2025	2025		CAMA
Prop Cls	511	111	111	111	111		111
Acres	5.0100	5.0100	5.0100	5.0100	5.0100		
Land100%		30860	30860	30860	16230		30850
Bldg100%	113000	130370	130370	130370	130370		130370
Totl100%	113000t	161230t	161230t	161230t	146600t		161220t
Cauv100%	22230	16230	16230	16230			16220
Tax Value:							
Land 35%	7780	5680	5680	5680	5680		10800
Bldg 35%	39550	45630	45630	45630	45630		45630
Totl 35%	47330t	51310t	51310t	51310t	51310t		56430t
Hmstd35%		45610	45610	45090	45090		
Owner Oc		40.30	40.26	39.38	39.38	hmstd 3220 l 41870 b	
Hmstd RB							
Net Tax	2060.96	1874.82	1893.86	1841.96	1841.96		
		191.10	193.00	187.72			
Sp-Asmnt	22.20	22.20	23.78	23.78			

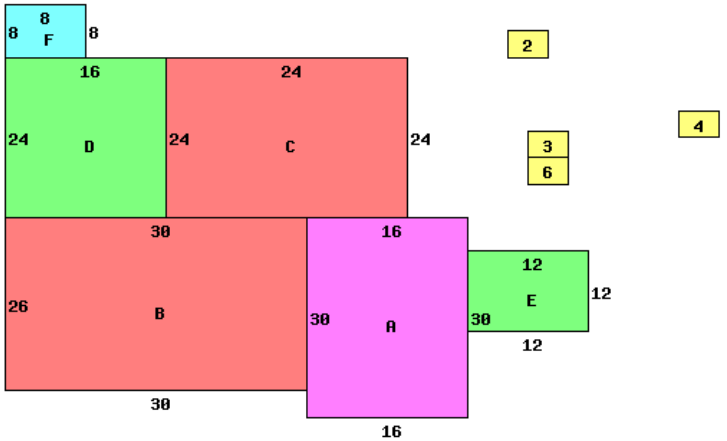
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		480		a	*MAIN
2 B	F	A		780		b	ADDTN
1	F	A		576		c	ADDTN
	EFP	P		384	15360	d	PORCH
	PAT	P		144	430	e	PORCH
04	F	O		64	770	f	OTHER

House was built in 1920

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
577	2	2022-12-22	BONTRAGER SAM JR & WILMA	2SD *	0	22230	113000
586	1	2012-12-21	BONTRAGER SAMUEL O & FANN		155000	20110	95710
670	1	2000-11-15	ZACHMAN LEROY D & CINDY	1WD	140000	18260	72170
307	1	1995-04-21	KIRKPATRICK DANIEL F	WD	53000	9800	18710

Year	Land	Bldg	Total	Net Tax
2021	7780	39550	47330	2079.26
2020	7780	39550	47330	2082.12

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
312 KASLER JOINT #1064 - SCIOTO	XA/2025			



23620 TR 230 43332

Occupancy 1 Single Family

Story Height 2

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	1836	131400
	Full Upper	FRAME	780	57070
	Part Upper	FRAME	480	25700
	Basement		780	14590
	Subtotal			228760
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	Heating	-3720
Number of Rooms	3 3	Plumbing	-3800
Bedrooms	3	Extra Features	16560
		Total Value	237800

PUB ELECTRIC
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 1600
Dwl/Gar/NC% 1.3100

	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		3096		D	1920GD	190240	.40	.20	119620
2	POND	*485A		0			OLD/	0			0
3	Flat Barn		28X36	1008		D	1920GD	9680	.80	.50	970
4	Pole Barn		44X70	3080		D	1950AV	29570	.65	.20	8280
6	P	DK	12X20	240		D	2012AV	2880	.35	.20	1500

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 14	GWB GLYNWOOD SILT LOAM	4.0100	5400	21650	1750	7020
680	HSITE HOMESITE - AMISH DW	1.0000	9200	9200	9200	9200
		5.01		30850	(100%)	16220
				10800	(35%)	5680

CAUV # 4494

Call Back: Sign: PSN Date: 2014-12-08 Lister: 16-150004.0000-v082020R