

HALE TWP
RIDGEWAY CORP

00180

Hardin County, Ohio
Michael T. Bacon, Auditor

19-170122.0000
D55

RES
2025

sale

Eff Rate:- 50.79 — 42.71 — 43.08 — 42.02 — a/r

2022 OHLER GEORGE A & LISA	2022-01-05	
2023 OHLER GEORGE A	2022-01-05	
2024 OHLER GEORGE A	2022-01-05	
2025 RUHLEN CORY W	2024-01-03 ORIG 101	
158 OAK ST	LWD	
RIDGEWAY OH 43345	\$130,000	

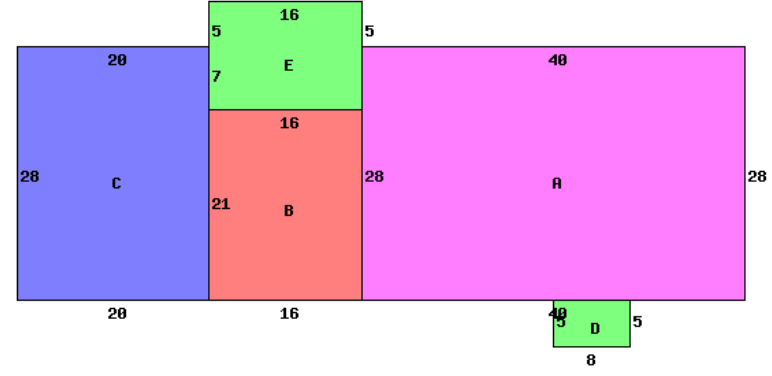
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	4710	5540	5540	5540	5540
Bldg100%	77030	82140	82140	82140	82130
Totl100%	81740t	87690t	87690t	87690t	87670t
Cauvl00%					
Tax Value:					
Land 35%	1650	1940	1940	1940	1940
Bldg 35%	26960	28750	28750	28750	28750
Totl 35%	28610t	30690t	30690t	30690t	30680t
Hmstd35%					
Owner Oc	29.62	26.70	26.68		
Hmstd RB	399.12	351.74	379.58		
Net Tax	905.98	825.50	809.20	1183.88	
Sp-Asmnt	23.03	23.03	27.14	27.14	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1120		a	*MAIN
1	F	A		336		b	ADDTN
6	F	G		560	13440	c	GRAGE
93	FP	P		40	1600	d	PORCH
1086	DK	P		192	2880	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
2	1	2024-01-03	RUHLEN CORY W	LWD	130000	5540	82140
6	1	2022-01-05	OHLER GEORGE A	LQC *	0	4710	77030
93	1	1996-02-23	OHLER GEORGE A & LISA M	LWD	52000	4200	42800
1086	0	1987-12-30		LWD *	37500	0	34310

Year	Land	Bldg	Total	Net Tax
2021	1650	26960	28610	919.06
2020	1650	26960	28610	920.96

Project		ben acres		/ % factor	
902	MAIN DISTRICT CONSERVANCY				
500	HARDIN COUNTY LANDFILL				
149	RIDGEWAY JT - SCIOTO RIVER				



158 OAK ST 43345

Occupancy	1 Single Family	*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	1456 114600
	Basement		336 6530
	Subtotal		121130
	Roof	HIP	
Shingle	B 1 2 U A		
Plaster/Drywall	X	Air Conditioning	2560
Panelled Wall	X	Garages and Carports	13440
Unfinished Wall	X	Extra Features	4480
Floor/Hardwood	X	Total Value	141610
Floor/Carpet	X		
Floor/Concrete	X	PUB ELECTRIC	
Floor/Tile-Lino	L	PUB GAS	
Number of Rooms	1 7	PUB WATER	
Bedrooms	3	PRIV SEWER	
		PUB SIDEWALK	
Central Heat	A		
FORCED AIR		Neighborhood:	
Central A/C	A	Code:	1900
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1 F/C	FtxFt	Area	Grade	Value	Dpr Dpr	Value
		1456	1456	C	1959AV	.42	82130
front lot	acres/	effective	depth	depth	actual	effective	extended
	frontage	frontage	factor	factor	rate	rate	value
		66.00	165	105	80	84	5540

Plaster/Drywall	X		
Panelled Wall	X		
Unfinished Wall	X		
Floor/Hardwood	X		
Floor/Carpet	X		
Floor/Concrete	X		
Floor/Tile-Lino	L		
Number of Rooms	1 7		
Bedrooms	3		
Central Heat	A		
FORCED AIR			
Central A/C	A		
Plumbing			
Standard	1		