HALE TWP
RIDGEWAY CORP 00180

Hardin County, Ohio
Michael T. Bacon, Auditor

19-170124.0000 RES
C22 2026

sale

2023 VANBUSKIRK BRIAN L	2002-08-09	
2024 VANBUSKIRK BRIAN L	2002-08-09	
2025 VANBUSKIRK BRIAN L	2002-08-09	
2026 VANBUSKIRK BRIAN L	2002-08-09	ORIG E 1/2 81-83
124 OAK ST	1QC	
	$0	
RIDGEWAY OH 43345		

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

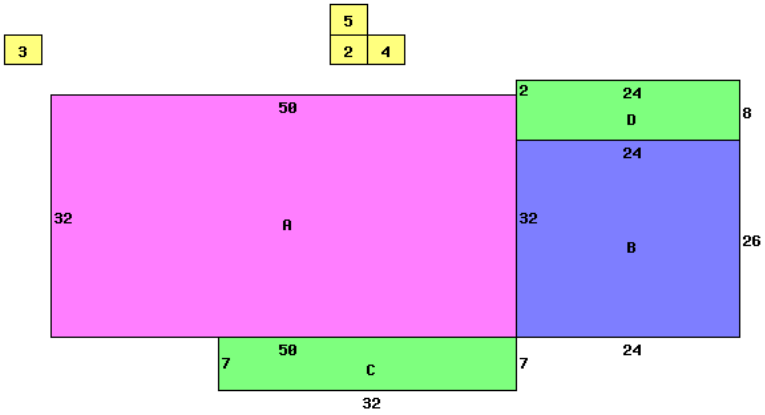
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	14940	14940	14940	14940		14940	17260	17260
Bldg100%	92340	92340	92340	92340		92340	115000	115010
Totl100%	107290t	107290t	107290t	107290t		107290t	132260t	132270t
Cauv100%								
Tax Value:								
Land 35%	5230	5230	5230	5230		5230	6040	6040
Bldg 35%	32320	32320	32320	32320		32320	40250	40250
Totl 35%	37550t	37550t	37550t	37550t		37550t	46290t	46290t
Hmstd35%	32570	32570	32570	32570		32570	40220	
Owner Oc	28.34	28.32	28.04	28.04	28.04	hmstd 5230 l	27340 b	
Hmstd RB								
Net Tax	1444.72	1458.82	1420.46	1420.46	1420.46			
Sp-Asmnt	23.03	27.17	27.17	27.17				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		1600		a	*MAIN
	F	G		624	14980	b	GRAGE
	OFP	P		224	6720	c	PORCH
	OFP	P		192	5760	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
333	1	2002-08-09	VANBUSKIRK BRIAN L	1QC	*	0	10170	47290
1058	1	1988-12-30		1WD		5000	0	20030
1057	1	1988-12-30		1UN	*	0	0	20030
329	0	1987-05-01			*	22500	0	24830
392	0	1986-05-30			*	22000	0	24830
391	0	1986-05-30			*	0	0	24830

Year	Land	Bldg	Total	Net Tax
2022	4460	26700	31160	1426.22
2021	4460	26700	31160	1446.84

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
149 RIDGEWAY JT - SCIOTO RIVER	XA/2025			



124 OAK ST 43345

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1600	125710
	Subtotal			125710
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Garages and Carports	14980
Panelled Wall	X	Extra Features	12480
Floor/Hardwood	X	Total Value	153170
Floor/Pine	X		
Number of Rooms	5	PUB ELECTRIC	
Bedrooms	2	PUB GAS	
		PUB WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB ALLEY	
Plumbing			
Standard	1	Neighborhood:	
		Code:	1900
		Dwl/Gar/NC%	1.2500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 CB		1600		D+	OLD/GD	130200	.40		97650
2	Garage	F 0	32X24	768		D	OLD/AV	14750	.65		6450
3	Shed		24X20	480		D	OLD/FR	4610	.70		1380
4	Garage	F	32X24	768		D	2004AV	14750	.50		9220
5	Lean-To		8X12	96		D	2004AV	610	.50		310

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		166.00	198	113	92	104	17260	17260

Call Back: Sign: PSN Date: 2014-12-04 Lister: 19-170124.0000-v082020R