LYNN TWP
KENTON SD 00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-070029.0000 RES
J45 2026

sale

2023 GARDNER RICKY L & MAB
2024 GARDNER RICKY L & MAB
2025 GARDNER RICKY L & MAB
2026 GARDNER RICKY L & MABRE 12093 2.124A
11123 CR 180
$0
KENTON OH 43326

2027 GARDNER RICKY LEE 2025-02-14
11123 CR 180 1CT

KENTON OH 43326

Eff Rate:- 43.90 46.27 45.98 45.98 a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.1200	2.1200	2.1200	2.1200	2.1200			
Land100%	20600	20600	20600	20600		20600	22860	22850
Bldg100%	108940	108940	108940	108940		108940	137260	137260
Totl100%	129540t	129540t	129540t	129540t		129540t	160110t	160110t
Cauv100%								
Tax Value:								
Land 35%	7210	7210	7210	7210		7210	8000	8000
Bldg 35%	38130	38130	38130	38130		38130	48040	48040
Totl 35%	45340t	45340t	45340t	45340t		45340t	56040t	56040t
Hmstd35%	43200	43200	43200	43200		43200	53910	
Owner Oc	38.12	38.08	37.98	37.98	37.98	hmstd 5250 l	37950 b	
Hmstd RB								
Net Tax	1792.12	1900.12	1887.18	1887.18	1887.18			
Sp-Asmnt	29.43	39.07	39.07	39.07				

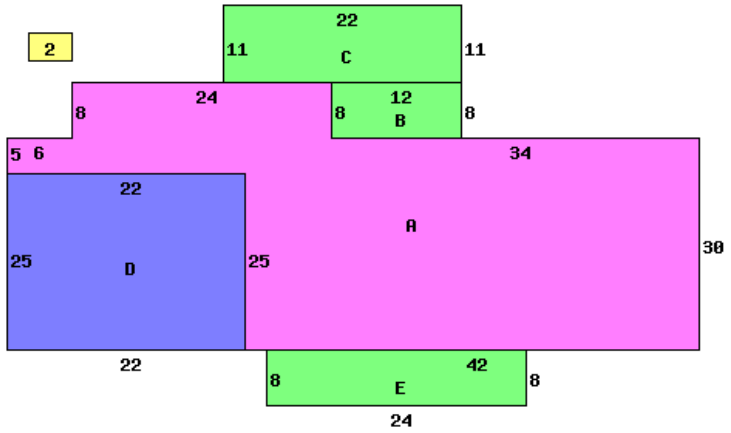
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1562		a	*MAIN
	DK	P		96	1440	b	PORCH
	PAT	P		242	730	c	PORCH
	F2	G		550	13200	d	GRAGE
	OFP	P		192	5760	e	PORCH

#: 39, L/W
gas fireplace
260700390000 .624a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
79	1	2025-02-14	GARDNER RICKY LEE	1CT *	0	20600	108940

Year	Land	Bldg	Total	Net Tax
2022	5590	35850	41440	1859.62
2021	5590	35850	41440	1866.74

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
279 SILVER CREEK - SCIOTO RIVER	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



11123 CR 180 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 1		
Floor Level Main FRAME	1562	122730
Subtotal		122730
Shingle Roof GABLE		

B 1 2 U A

Plaster/Drywall	X	Air Conditioning	2770
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	X	Garages and Carports	13200
Number of Rooms	7	Extra Features	9490
Bedrooms	3	Total Value	150290
Central Heat FORCED AIR	A	PUB ELECTRIC	
Central A/C	A	PRIV WATER	
Plumbing		PRIV SEWER	
Standard	1	PUB PAVED ST/RD	
Extra 3 Fixture	1	Topo: ROLLING	
		Neighborhood:	
		Code:	2600
		Dwl/Gar/NC%	1.4000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		1562		C	1972GD	150290	.35		136760
2	Shed	*SV 0	14X20	100			OLD/FR	300			300
3	Lean-To	*SV	10X10	0			OLD/AV	200			200

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.1200				5000	5000	5600	5600

Call Back: Sign: PSN Date: 2015-04-02 Lister: 26-070029.0000-v082020R