

TAYLOR CREEK TWP
RIDGEMONT SD/SE AMBULANCE

00380

Hardin County, Ohio
Michael T. Bacon, Auditor

40-150025.0000
B25

AGR
2025

sale

Eff Rate:- 45.31 — 37.83 — 38.20 — 37.43 — a/r

2022 JORDAN PHILLIP L & KA	1995-02-28	
2023 JORDAN PHILLIP L & KA	1995-02-28	
2024 JORDAN KAREN A	2023-08-08	
2025 JORDAN KAREN A	2023-08-08	9993 30.00A
12492 TR 220	IAF	
RUSHSYLVANIA OH 43347	\$0	

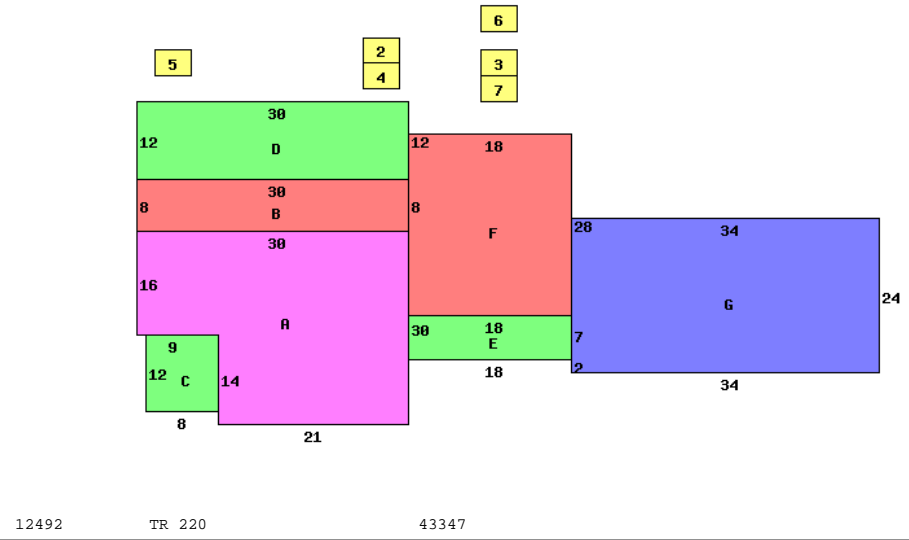
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	30.0000	30.0000	30.0000	30.0000	
Land100%	160340	176460	176460	176460	176460
Bldg100%	83000	123370	123370	123370	123360
Totl100%	243340t	299830t	299830t	299830t	299820t
Cauv100%	39170	77400	77400	77400	77390
Tax Value:					
Land 35%	13710	27090	27090	27090	61760
Bldg 35%	29050	43180	43180	43180	43180
Totl 35%	42760t	70270t	70270t	70270t	104940t
Hmstd35%	30070	43800	43800	43800	
Owner Oc	31.76	38.78	38.74	38.36	
Hmstd RB	350.26	306.30	331.02	335.46	hmstd 5250 1 38550 b
Net Tax	1374.92	2064.06	2066.10	2010.00	
Cauv Sav	1742.54	1188.64	1201.80	1176.12	
Sp-Asmnt	153.02	282.22	290.08	290.08	

SHB+ 1HB	CONS F	TYPE M	FACT A	SQ-FT 774	VALUE 3840	a *MAIN
1	F/C	A		240		b ADDTN
	EPF	P		96	3840	c PORCH
	DK	P		360	5400	d PORCH
1	OPF	P		126	3780	e PORCH
	F/C	A		504		f ADDTN
	F	G		816	19580	g GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
321	1	2023-08-08	JORDAN KAREN A	IAF *	0	160340	83000
157	1	1995-02-28	JORDAN PHILLIP L & KAREN	1FD	102000	0	80400
758	1	1993-08-18	MYERS RANDY L	1QC *	0	0	80400

Year	Land	Bldg	Total	Net Tax
2021	13710	29050	42760	1383.34
2020	13710	29050	42760	1385.68

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025
333 TAYLOR CREEK #1096 - SCIOTO				XA/2025
339 GARDNER DITCH - SCIOTO RIVER				XA/2025



12492 TR 220 43347

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1H	Sq-Ft Value
Floor Level	Main	FRAME 1518 119890
	Part Upper	FRAME 774 35040
	Basement	387 7470
	Subtotal	162400
Shingle	Roof	GABLE
Plaster/Drywall	X X	Air Conditioning 3970
Unfinished Wall	X	Garages and Carports 19580
Floor/Pine	X X	Extra Features 13020
Number of Rooms	1 3 3	Total Value 198970
Bedrooms	3	
Central Heat	A	PUB ELECTRIC
FORCED AIR		PRIV WATER
Central A/C	A	PRIV SEWER
Plumbing		PUB PAVED ST/RD
Standard	1	Topo: ROLLING
		Neighborhood:
		Code: 3900
		Dwl/Gar/NC% 1.2300

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F	2292			C	OLD/AV	198970	.55		110130
2 Shed	*SV 0	96X48	4608			OLD/FR	1000			1000
3 Flat Barn		32X44	1408		D	OLD/FR	13520	.80	.50	1350
4 Flat Barn		32X36	1152		D	OLD/FR	11060	.80	.50	1110
5 Shed	*SV 0	20X56	1120			OLD/FR	1000			1000
6 Pole Build		38X64	2432		C	1977AV	23350	.65		8170 1 SIDE OPN
7 Lean-To	*SV 0	32X28	616			OLD/FR	600			600
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv				
C 2	BOB BLOUNT SILT LOAM, 2	19.5959	5770	113070	2360	46250				
C 14	GWB GLYNWOOD SILT LOAM	4.4221	5400	23880	1750	7740				
C 39	PM PEWAMO SILTY CLAY L	1.3702	6490	8890	3560	4880				
W 2	BOB BLOUNT SILT LOAM, 2	.0690	3130	220	470	30				
W 15	GYB2 GLYNWOOD CLAY LOAM	.0788	1830	140	230	20				
W 39	PM PEWAMO SILTY CLAY L	1.9614	5370	10530	1670	3280				
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000				
C 51	WSTL WASTE LAND	.1061	120	10	50	10				
980	ROAD ROAD	.5965								
C 2	BOB BLOUNT SILT LOAM, 2	.6556	5770	3780	230	150				
C 39	PM PEWAMO SILTY CLAY L	.1444	6490	940	230	30				
		30	176460	(100%)	77390	CAUV # 2736				
			61760	(35%)	27090					