

TAYLOR CREEK TWP
RIDGEMONT SD/SE AMBULANCE

00380

Hardin County, Ohio
Michael T. Bacon, Auditor

40-170012.0000
A11

AGR
2025

sale

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

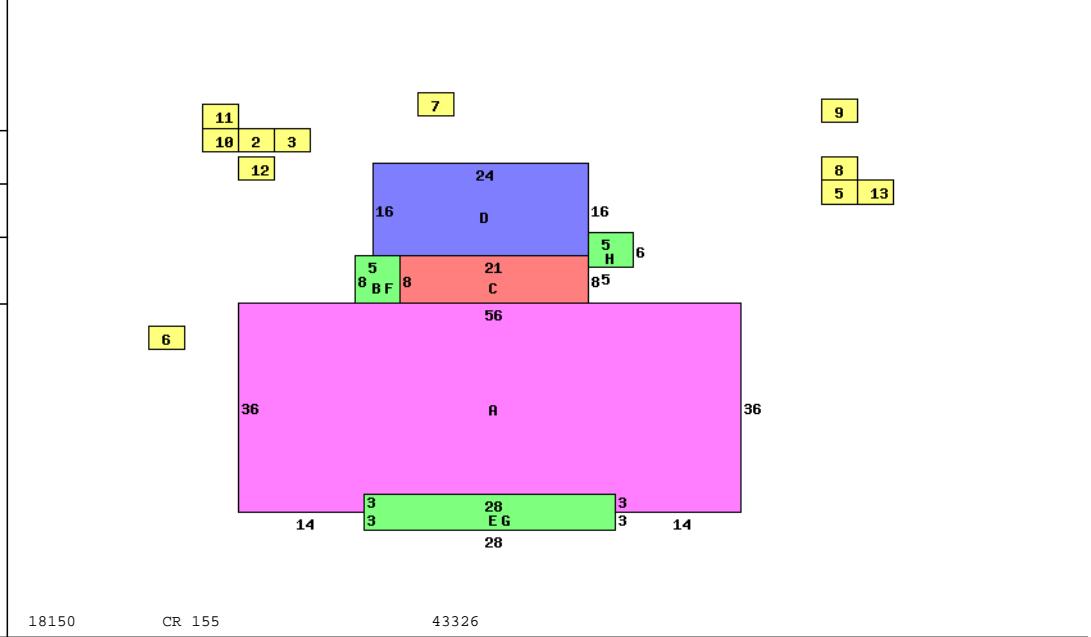
2022	GRUNDEN MELINDA J	ETA	2010-07-19		
2023	GRUNDEN MELINDA J	ETA	2010-07-19		
2024	GRUNDEN MELINDA J	ETA	2010-07-19		
2025	GRUNDEN MELINDA J	ETAL	2010-07-19	10015	35.45A
	18150	CR 155	2QC		
	KENTON OH	43326	\$0		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	35.4500	35.4500	35.4500	35.4500	
Land100%	188090	206740	206740	206740	206750
Bldg100%	152400	178370	178370	178370	178380
Totl100%	340490t	385110t	385110t	385110t	385130t
Cauv100%	48060	92140	92140	92140	92140
Tax Value:					
Land 35%	16820	32250	32250	32250	72360
Bldg 35%	53340	62430	62430	62430	62430
Totl 35%	70160t	94680t	94680t	94680t	134800t
Hmstd35%	47340	54030	54030	53170	
Owner Oc	49.98	47.84	47.78	46.58	hmstd 5250 l 47920 b
Hmstd RB	350.26	306.30	331.02	335.46	
Net Tax	2482.52	2891.88	2903.22	2829.84	
Cauv Sav	2013.72	1375.14	1390.38	1360.68	
Sp-Asmnt	40.21	40.21	91.90	91.90	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1932		b	PORCH
	RFX	P		40	400	c	ADDTN
1	F/C	A		168		d	GRAGE
	F2	G		384	9220	e	PORCH
	RFX	P		168	1680	f	PORCH
	STP	P		40	160	g	PORCH
	STP	P		168	670	h	PORCH
	DK	P		30	450		PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
271	2	2010-07-19	GRUNDEN MELINDA J	2QC *	0	81710	121940
270	2	2010-07-19	GRUNDEN MELINDA J	2QC *	0	81710	121940
Year	Land	Bldg	Total	Net Tax			
2021	16820	53340	70160	2497.76			
2020	16820	53340	70160	2501.98			

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



Occupancy	1 Single Family	*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft Value	
Floor Level	Main	FRAME	
	Subtotal	2100 143030	
Shingle	Roof	HIP	
	B 1 2 U A		
Plaster/Drywall	X	Fireplaces	2000
Unfinished Wall	X	Plumbing	1400
Floor/Pine	X	Garages and Carports	9220
Number of Rooms	1 7	Extra Features	3360
Bedrooms	3	Total Value	159010
Fireplace		PUB ELECTRIC	
Openings	1	PRIV WATER	
Stacks	1	PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
HOT WATER		Top: ROLLING	
Plumbing		Neighborhood:	
Standard	1	Code:	3900
Extra 2 Fixture	1	Dwl/Gar/NC%	1.2300

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	2100	Rate		Cond	Value	Dpr	Dpr	Value
2 Flat Barn		36X56	2016	D	1930GD	19350	.80	.50	136910
3 Pole Build		40X80	3200	C	1930AV	30720	.65		1940
4 Crib/Grana	*SV 0	28X40	1120		1900FR	500			10750 1 SIDE OPN
5 P	OPF	6X20	120	C	2003AV	3600	.50		500
6 Shop-Stud		24X40	960	C	1976AV	14400	.65		1800
7 Pole Build		40X60	2400	C	1987AV	28800	.65		5040
8 Shed		24X40	960	C+	2003AV	12670	.50		10080
9 POND	*.50A		0		OLD/	0			6340
10 Lean-To		16X78	1248	D	1920AV	7990	.65		0
11 Lean-To		16X34	544	D	1920FR	3480	.70		2800
12 Milk House		12X12	144	D	1920FR	1730	.70		1040
13 P	DK		88	C	2003AV	1320	.50		520
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv			
C 1	BOA BLOUNT SILT LOAM 0-	9.1830	6030	55370	2660	24430			
C 2	BOB BLOUNT SILT LOAM, 2	12.3497	5770	71260	2360	29150			
C 14	GWB GLYNWOOD SILT LOAM	3.9319	5400	21230	1750	6880			
C 15	GYB2 GLYNWOOD CLAY LOAM	1.3366	5020	6710	1230	1640			
C 16	GVC2 GLYNWOOD CLAY LOAM	3.4452	4750	16360	1050	3620			
C 39	PM PEWAMO SILTY CLAY L	3.2015	6490	20780	3560	11400			
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000			
C 51	WSTL WASTE LAND	.3331	120	40	50	20			
980	ROAD ROAD	.6690							
		35.45		206750	(100%)	92140		CAUV # 868	
				72360	(35%)	32250			

Call Back: Sign: PSN Date: 2014-11-10 Lister: 40-170012.0000-v082020R
 Call Back: Sign: PSN Date: 2014-11-10 Lister: