TAYLOR CREEK TWP-RIDGEMONT SD BM
RIDGEMONT SD/BMRT AMBULNCE 00385

Hardin County, Ohio
Michael T. Bacon, Auditor

41-080034.0000 RES
E13 2025

sale

2022	MCCLURE SCOTT A & DEN	2008-08-29
2023	MCCLURE SCOTT A & DEN	2008-08-29
2024	MCCLURE SCOTT A & DEN	2008-08-29
2025	MCCLURE SCOTT A & DENES	2008-08-29 10013 4.041A
	18013 TR 119	1SD
		$0
	KENTON OH 43326	

Orig Tax Year 2009
Parent: 41-080012.0000

Eff Rate: – 47.22 — 39.76 — 40.14 — 39.56 — a/r

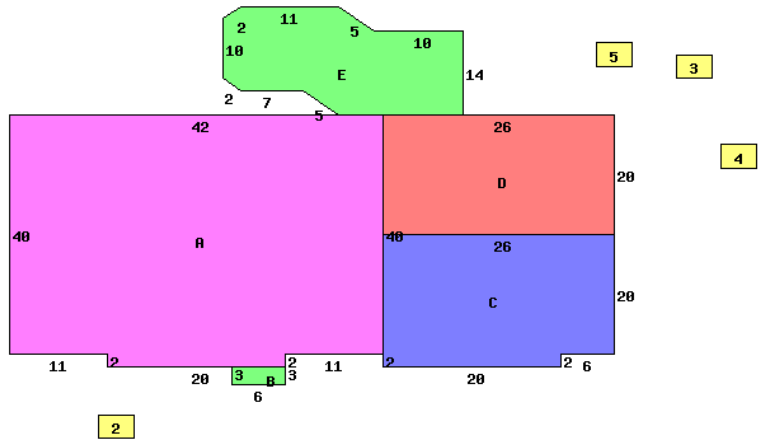
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	4.0410	4.0410	4.0410	4.0410	
Land100%	20310	27890	27890	27890	27890
Bldg100%	239890	270230	270230	270230	270240
Totl100%	260200t	298110t	298110t	298110t	298130t
Cauv100%					
Tax Value:					
Land 35%	7110	9760	9760	9760	9760
Bldg 35%	83960	94580	94580	94580	94580
Totl 35%	91070t	104340t	104340t	104340t	104350t
Hmstd35%	85620	96970	96970	96970	
Owner Oc	90.28	85.90	85.80	85.44	hmstd 5250 l 91720 b
Hmstd RB					
Net Tax	3825.66	3693.26	3732.70	3674.38	
Sp-Asmnt	24.88	24.88	37.44	40.44	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1720		a	*MAIN
	OMP	P		18	630	b	PORCH
	F	G		560	13440	c	GRAGE
1	F/C	A		520		d	ADDTN
	PAT	P		390	1170	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
303	1	2008-08-29	MCCLURE SCOTT A & DENESE	1SD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2021	7110	83960	91070	3955.42
2020	7110	83960	91070	3680.40

p r o j e c t		ben acres / % factor
902 MAIN DISTRICT CONSERVANCY	XA/2025	
279 SILVER CREEK - SCIOTO RIVER	XA/2025	
500 HARDIN COUNTY LANDFILL	XA/2025	
364 LOWE-SCIOTO RIVER	XA/2025	



18013 TR 119 43326

Occupancy 1 Single Family

Story Height 1
Floor Level

			Sq-Ft	Value
Main	FRAME		2240	149970
Basement			1836	33820
Subtotal				183790
Roof	GABLE			

Shingle

*DWELLING COMPUTATIONS

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		2240		B-	2008AV	247740	.14		262060
2	POND	*1/4A		0			OLD/	0			0
3	Shed	F	12X16	192		C	2008AV	2300	.45		1270
4	Pole Build		24X32	768		C	2010AV	11520	.40		6910 ELECTRIC CONCRET FL
5	Shed	*PP	10X14	120			OLD/	0			0

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	3920
Unfinished Wall	X	Plumbing	3500
Floor/Carpet	X	Garages and Carports	13440
Floor/Concrete	X	Extra Features	1800
Floor/Tile-Lino	T	Total Value	206450
Number of Rooms	1 7		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A	Topo: ROLLING	
Plumbing			
Standard	1	Neighborhood:	
Extra 3 Fixture	1	Code:	3900
Extra 2 Fixture	1	Dwl/Gar/NC%	1.2300

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				15000	15000	15000	15000
small acreage	3.0410				5000	4240	12890	12890

Call Back: Sign: PSN Date: 2014-11-25 Lister: 41-080034.0000-v082020R