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

Hardin County, Ohio
Michael T. Bacon, Auditor

41-120010.0000 RES
D5.01 2024

## sale

| | | |
|---|---|---|
| 2021 | JARVIS MICHELE D & | 2015-10-07 |
| 2022 | JARVIS MICHELE D & | 2015-10-07 |
| 2023 | JARVIS MICHELLE E ETA | 2022-07-27 |
| 2024 | JARVIS MICHELLE E ETAL | 2022-07-27 10014 2.00A |
| | 18577 US 68 | 1QC |
| | | $0 |
| | KENTON OH 43326 | |

Orig Tax Year 2012
Parent: 41-120009.0000

## Eff Rate: 48.74 47.22 39.76 40.14 a/r

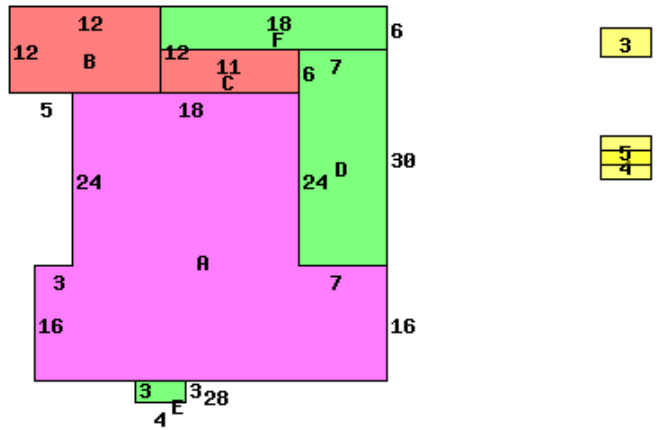
| Tax Year | 2021 | 2022 | 2023 | 2024 | CAMA |
|---|---|---|---|---|---|
| Prop Cls | 511 | 511 | 511 | 511 | 511 |
| Acres | 2.0000 | 2.0000 | 2.0000 | 2.0000 | |
| Land100% | 15600 | 15600 | 20000 | 20000 | 20000 |
| Bldg100% | 81230 | 81230 | 110310 | 110310 | 110310 |
| Totl100% | 96830t | 96830t | 130310t | 130310t | 130310t |
| Cauv100% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 5460 | 5460 | 7000 | 7000 | 7000 |
| Bldg 35% | 28430 | 28430 | 38610 | 38610 | 38610 |
| Totl 35% | 33890t | 33890t | 45610t | 45610t | 45610t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 1506.16 | 1457.26 | 1651.98 | 1669.18 | |
| Sp-Asmnt | 23.86 | 23.86 | 23.86 | **32.58** | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 2 B | F | M | | 880 | | a | *MAIN |
| 1 | F/C | A | | 144 | | b | ADDTN |
| 1 | F/C | A | | 66 | | c | ADDTN |
| | OFP | P | | 210 | 6300 | d | PORCH |
| | CAN | P | | 12 | 100 | e | PORCH |
| | PAT | P | | 108 | 320 | f | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 324 | 1 | 2022-07-27 | JARVIS MICHELLE E ETAL TR | 1QC * | 0 | 15600 | 81230 |
| 522 | 1 | 2015-10-07 | JARVIS MICHELE D & | 1WD | 27000 | 13510 | 61830 |
| 49 | 1 | 2015-01-29 | WELLS FARGO BANK NA | 1SH | 56000 | 13510 | 61830 |
| 498 | 1 | 2012-10-26 | FRIEND DONALD R | 1WD | 85000 | 11630 | 59200 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2020 | 5460 | 28430 | 33890 | 1403.84 |
| 2019 | 5250 | 23820 | 29070 | 1123.68 |

| | p r o j e c t | | ben acres | / % | factor |
|---|---|---|---|---|---|
| 500 | HARDIN COUNTY LANDFILL | XA/2024 | | | |
| 279 | SILVER CREEK - SCIOTO RIVER | XA/2024 | | | |
| 902 | MAIN DISTRICT CONSERVANCY | XA/2024 | | | |




18577 US 68 43326

Occupancy 1 Single Family

Story Height 2

| Floor Level | | | *DWELLING COMPUTATIONS Sq-Ft | Value |
|---|---|---|---|---|
| | Main | FRAME | 1090 | 104860 |
| | Full Upper | FRAME | 880 | 60090 |
| | Basement | | 660 | 12500 |
| | Subtotal | | | 177450 |
| Shingle | Roof | HIP | | |

| | B 1 2 U A | | |
|---|---|---|---|
| Plaster/Drywall | P P | Air Conditioning | 3620 |
| Unfinished Wall | X | Extra Features | 6720 |
| Floor/Hardwood | X | Total Value | 187790 |
| Floor/Carpet | X | | |
| Floor/Concrete | X | PUB ELECTRIC | |
| Number of Rooms | 1 4 4 | PRIV WATER | |
| Bedrooms | 1 4 | PRIV SEWER | |
| | | PUB PAVED ST/RD | |
| Central Heat | A | Topo: ROLLING | |
| FORCED AIR | | | |
| Central A/C | A | Neighborhood: | |
| Plumbing | | Code: | 3900 |
| Standard | 1 | Dwl/Gar/NC% | 1.2300 |

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 2 B F | | 1970 | | C | OLD/AV | 187790 | .55 | | 103940 |
| 2 | Shed | *SV | 10X18 | 180 | | | OLD/FR | 200 | | | 200 |
| 3 | Shed | *SV | 18X36 | 0 | | | OLD/FR | 500 | | | 500 |
| 4 | Garage | | 22X22 | 484 | | C | 1965AV | 11620 | .65 | | 5000 |
| 5 | Shed | | 10X16 | 160 | | C | 1965AV | 1920 | .65 | | 670 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| homesite | 1.0000 | | | | 15000 | 15000 | 15000 | 15000 |
| small acreage | 1.0000 | | | | 5000 | 5000 | 5000 | 5000 |

Call Back: Sign: PSN Date: 2014-11-24 Lister: 41-120010.0000-v082020R