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

Hardin County, Ohio
Michael T. Bacon, Auditor

41-120026.0000 RES
G37 2026

sale

2023 KELLY JANICE L & BILL	2020-04-02	
2024 KELLY JANICE L & BILL	2020-04-02	
2025 KELLY JANICE L & BILL	2020-04-02	
2026 KELLY JANICE L & BILLY	2020-04-02 10014	2.231A
18136 US 68	1QC	
	$0	
KENTON OH 43326		

Orig Tax Year 2010
Parent: 41-120005.0000

2028 FURR BILLY DEAN	2026-09-02	
18136 US 68	1AF	
KENTON OH 43326		

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.2310	2.2310	2.2310	2.2310	2.2310			
Land100%	21170	21170	21170	21170		21170	23400	23410
Bldg100%	101200	101200	101200	101200		101200	128460	128470
Totl100%	122370t	122370t	122370t	122370t		122370t	151860t	151880t
Cauv100%								
Tax Value:								
Land 35%	7410	7410	7410	7410		7410	8190	8190
Bldg 35%	35420	35420	35420	35420		35420	44960	44960
Totl 35%	42830t	42830t	42830t	42830t		42830t	53150t	53160t
Hmstd35%	36980	36980	36980	36980		36980	47310	
Owner Oc	32.76	32.72	32.58	32.58	32.58	hmstd 5250 l	31730 b	
Hmstd RB	323.98	350.00	356.82	356.82	356.82			
Net Tax	1194.54	1184.70	1153.96	1153.96	1153.96			
Sp-Asmnt	28.03	35.71	58.71	58.71				

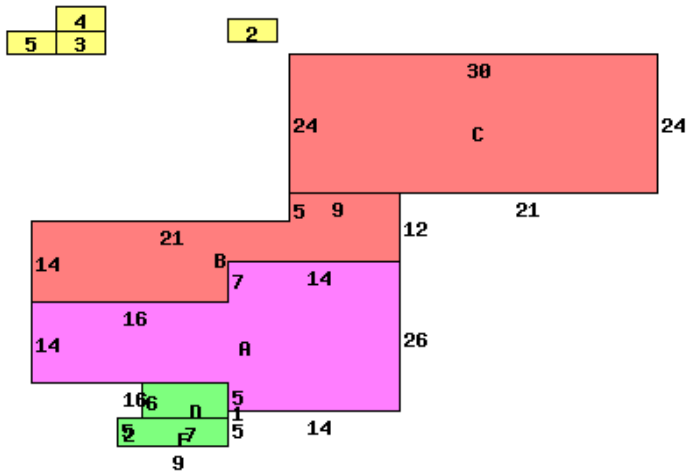
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		588		a	*MAIN
1	F/C	A		367		b	ADDTN
1	F/C	A		720		c	ADDTN
	EFP	P		42	1680	d	PORCH
	STP	P		45	180	e	PORCH

#: 17 L/W
411200170000 .20a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
403	1	2026-09-02	FURR BILLY DEAN	1AF *	0	21170	101200
146	1	2020-04-02	KELLY JANICE L & BILLY DE	1QC *	0	15690	74400
54	1	2020-02-12	KELLY JANICE L	1WD *	0	15690	74400
422	1	2019-11-05	SECRETARY OF HOUSING & UR	1WD *	0	15690	74400
191	1	2019-05-14	WELLS FARGO BANK NA	1SH	99000	15690	74400
156	1	2009-05-06	TUCKER PATRICIA	1WD	105000	0	0

Year	Land	Bldg	Total	Net Tax
2022	5700	30410	36110	1151.78
2021	5700	30410	36110	1190.80

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
279 SILVER CREEK - SCIOTO RIVER	XA/2025			
333 TAYLOR CREEK #1096 - SCIOTO	XA/2025			
364 LOWE-SCIOTO RIVER	XA/2025			



18136 US 68 43326

Occupancy 1 Single Family *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1675	125470
	Part Upper	FRAME	588	29800
	Basement		147	3240
	Subtotal			158510
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	P P		Fireplaces	2000
Panelled Wall	X		Plumbing	1400
Unfinished Wall	X		Extra Features	1860
Floor/Hardwood	X		Total Value	163770
Floor/Carpet	X X			
Floor/Concrete	X		PUB ELECTRIC	
Floor/Tile-Lino	L		PRIV WATER	
Number of Rooms	6 2		PRIV SEWER	
Bedrooms	1 2		PUB PAVED ST/RD	
			Topo: ROLLING	
Fireplace				
Openings	1		Neighborhood:	
Stacks	1		Code:	3900
Central Heat	A		Dwl/Gar/NC%	1.6000
ELECTRIC				
Plumbing				
Standard	1			
Extra 2 Fixture	1			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1HB F		2263		C	OLD/AV	163770	.55		117910
2	Shop-Stud		16X26	416		D	OLD/AV	4990	.65		1750
3	Flat Barn		36X54	1944		D	OLD/AV	18660	.80	.50	1870
4	Lean-To		40X54	2160		D	1976AV	13820	.65		4840
5	Lean-To		26X36	936		D	OLD/AV	5990	.65		2100

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.2310				5000	5000	6160	6160

Call Back: Sign: PSN Date: 2014-11-26 Lister:

41-120026.0000-v082020R