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

Hardin County, Ohio
Michael T. Bacon, Auditor

41-130004.0000 AGR
D13 2026

sale

2023 MCCULLOUGH MARK & RUT	2009-03-25	
2024 MCCULLOUGH MARK & RUT	2009-03-25	
2025 MCCULLOUGH MARK & RUT	2009-03-25	
2026 MCCULLOUGH MARK & RUTH	2009-03-25 10000 3.95A	
US 68	4FD	
	$424,000	
2028 VOGEL THOMAS L TRUSTEE	2026-07-22	
T US 68	4WD	

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

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	199	199	199	199	0	199	199	199
Acres	3.9500	3.9500	3.9500	3.9500	3.9500			
Land100%	18170	18170	18170	18170		18170	26340	26350
Bldg100%	18430	18430	18430	18430		18430	18430	18430
Totl100%	36600t	36600t	36600t	36600t		36600t	44770t	44780t
Cauv100%	5710	5710	5710	5710		18170	26340	5220
Tax Value:								
Land 35%	2000	2000	2000	2000		2000	1830	9220
Bldg 35%	6450	6450	6450	6450		6450	6450	6450
Totl 35%	8450t	8450t	8450t	8450t		8450t	8280t	15670t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	306.06	309.24	304.50	304.50	304.50			
Cauv Sav	213.28	157.92	159.56	157.12				
Sp-Asmnt	5.16	11.04	11.04	11.04				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
273	4	2026-07-22	VOGEL THOMAS L TRUSTEE	4WD		1115625	18170	18430
89	4	2009-03-25	MCCULLOUGH MARK & RUTH	4FD		424000	7230	16340
335	11	2000-08-04	SPONSLER RICHARD A	11	*	0	4630	11710
289	5	2000-07-14	SPONSLER RICHARD A	5CT	*	0	4630	11710

Year	Land	Bldg	Total	Net Tax
2022	860	4300	5160	221.88
2021	860	4300	5160	229.32

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
333 TAYLOR CREEK #1096 - SCIOTO	XA/2025			

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US 68

Neighborhood:
Code: 3900
Dwl/Gar/NC% 1.6000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Build		48X80	3840		C	1973GD	46080	.60		18430

Tab	#	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C	2	BOB	BLOUNT SILT LOAM, 2	.0095	8370	80	2230	20
C	15	GYB2	GLYNWOOD CLAY LOAM	1.5001	7280	10920	1110	1670
C	16	GYC2	GLYNWOOD CLAY LOAM	1.2748	6890	8780	870	1110
C	26	MF	MILFORD SILTY CLAY	.6568	10010	6570	3680	2420
	980	ROAD	ROAD	.5088				
				3.95		26350	(100%)	5220
						9220	(35%)	1830

CAUV # 4635

Call Back: Sign: PSN Date: 2014-11-24 Lister:

41-130004.0000-v082020R