

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

00385

Hardin County, Ohio
Michael T. Bacon, Auditor

41-130021.0000
D74

AGR
2025

sale

2022 CARPENTER ALLISON L	2019-08-20				
2023 CARPENTER ALLISON L	2019-08-20				
2024 CARPENTER ALLISON L	2019-08-20				
2025 CARPENTER ALLISON L	2019-08-20	10296	5.18A		
11244 CR 200				LWD	
KENTON OH 43326				\$185,000	

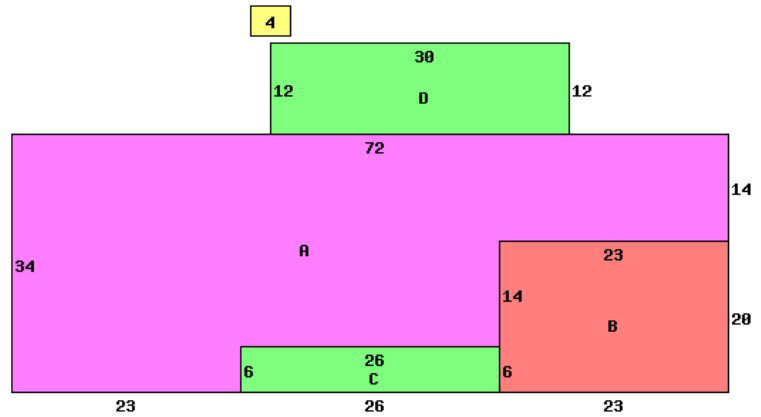
Eff Rate:-	47.22	39.76	40.14	39.56	a/r	
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	511	111	111	111	111	111
Acres	5.1800	5.1800	5.1800	5.1800	5.1800	
Land100%		39400	39400	39400	39400	39390
Bldg100%	115600	131970	131970	131970	131970	131970
Totl100%	115600t	171370t	171370t	171370t	157140t	171360t
Cauv100%	22510	25170	25170	25170		25180
Tax Value:						
Land 35%	7880	8810	8810	8810	8810	13790
Bldg 35%	40460	46190	46190	46190	46190	46190
Totl 35%	48340t	55000t	55000t	55000t	55000t	59980t
Hmstd35%				49980	49980	
Owner Oc				44.04	44.04	hmstd 5250 l 44730 b
Hmstd RB						
Net Tax	2078.60	1992.08	2012.80	1937.84	1937.84	
Sp-Asmnt	24.01	24.01	33.00	36.00		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1 B	B	M		1832			
1	B	A		460		b	ADDTN
	PAT	P		156	470	c	PORCH
	PAT	P		360	1080	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
356	1	2019-08-20	CARPENTER ALLISON L	LWD	185000	21910	97570
492	1	2016-10-31	OGLESBEE LUKE W & RACHEL	1SD	145000	20430	105170
725	1	1992-08-03		1QC *	0	0	66710

Year	Land	Bldg	Total	Net Tax
2021	7880	40460	48340	2148.36
2020	7880	40460	48340	2002.38

project	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



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Occupancy 1 Single Family		*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	2292	168160
	Basement		1832	33750
	Subtotal			201910
Shingle	Roof	HIP		
Plaster/Drywall	X	Fireplaces		4000
Panelled Wall	X	Plumbing		1400
Unfinished Wall	X	Extra Features		2590
Floor/Pine	X	Total Value		209900
Floor/Carpet	X			
Floor/Concrete	X	PUB ELECTRIC		
Floor/Tile-Lino	X	PRIV WATER		
Number of Rooms	7	PRIV SEWER		
Bedrooms	3	PUB PAVED ST/RD		
Fireplace		Topo: LEVEL		
Openings	2	Topo: ROLLING		
Stacks	2	Neighborhood:		
Central Heat	A	Code:		3900
HOT WATER		Dwl/Gar/NC%		1.2300
Plumbing				
Standard	1			
Extra 2 Fixture	1			

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B B	2292	2292		C+	OLD/AV	230890	.55		127800
2 Pole Build		21X40	840		D	1964PR	8060	.75		2020
3 Lean-To		12X16	192		D	OLD/PR	1230	.75		310
4 Pole Build		30X64	1920		D	OLD/VP	18430	.80	.50	1840

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	1.0520	6030	6340	2660	2800
C 2	BOB BLOUNT SILT LOAM, 2	3.1280	5770	18050	2360	7380
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000

		5.18		39390	(100%)	25180	CAUV # 4515
				13790	(35%)	8810	