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

Hardin County, Ohio
Michael T. Bacon, Auditor

41-130034.0000 RES
D66 2026

sale

2023	BINGHAM ARTHUR JR & C	2004-06-25
2024	BINGHAM ARTHUR JR & C	2004-06-25
2025	BINGHAM ARTHUR JR & C	2004-06-25
2026	BINGHAM ARTHUR JR & CHA	2004-06-25 1000 7.629A
	19691 US 68	3SD
		$127,500
	KENTON OH 43326	

Orig Tax Year 2005
Parent: 41-130027.0000

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

	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	511	511	511	511	0	511	511	511
Acres	7.6290	7.6290	7.6290	7.6290	7.6290			
Land100%	37200	37200	37200	37200		37200	39460	39460
Bldg100%	106830	106830	106830	106830		106830	136030	136020
Totl100%	144030t	144030t	144030t	144030t		144030t	175490t	175480t
Cauv100%								
Tax Value:								
Land 35%	13020	13020	13020	13020		13020	13810	13810
Bldg 35%	37390	37390	37390	37390		37390	47610	47610
Totl 35%	50410t	50410t	50410t	50410t		50410t	61420t	61420t
Hmstd35%	39230	39230	39230	39230		39230	50240	
Owner Oc	34.74	34.72	34.56	34.56	34.56	hmstd 5250 l 33980 b		
Hmstd RB	323.98	350.00	356.82	356.82	356.82			
Net Tax	1467.10	1460.12	1425.12	1425.12	1425.12			
Sp-Asmnt	30.61	36.49	36.49	36.49				

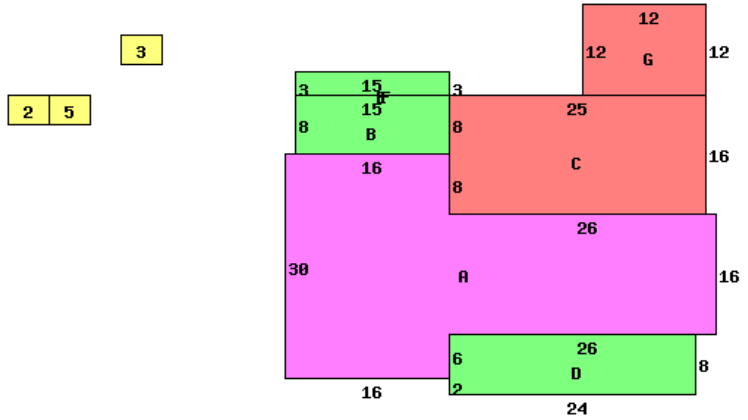
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1HB	F	M		896		a	*MAIN
	EFP	P		120	4800	b	PORCH
1	F/C	A		400		c	ADDTN
	OFP	P		192	5760	d	PORCH
	CAN	P		45	360	e	PORCH
	STP	P		45	180	f	PORCH
1	F/C	A		144		g	ADDTN

#: 25,33 L/W
2015 DUPLICATE COMBINED PARCELS 41-130025 & 41-130033
41130025000 1.70A
41130033000 2.089

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
366	3	2004-06-25	BINGHAM ARTHUR JR & CHAR	3SD	127500	0	0

Year	Land	Bldg	Total	Net Tax
2022	9050	28840	37890	1230.30
2021	9050	28840	37890	1271.96

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



19691 US 68 43326

Occupancy 1 Single Family

			*DWELLING COMPUTATIONS Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1440	113850
	Part Upper	FRAME	896	37680
	Basement		448	8610
	Subtotal			160140
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Unfinished Wall	X				
Number of Rooms	1	5	4		
Bedrooms		1	4		
Central Heat					A
FORCED AIR					
Central A/C					A
Plumbing					
Standard	1				

Air Conditioning	4150
Extra Features	11100
Total Value	175390
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Topo: ROLLING	
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	DWELLING	1HB F		2336		C	OLD/AV	175390	.55		126280
2	Bank Barn		40X64	2560		D	OLD/AV	24580	.65	.50	4300
3	Shed		22X40	880		D	OLD/FR	8450	.70		2540
5	Lean-To		24X54	1296		D	OLD/AV	8290	.65		2900

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	6.6290				5000	3350	22210	22210

Call Back: Sign: PSN Date: 2014-11-24 Lister: 41-130034.0000-v082020R