

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

00385

Hardin County, Ohio
Michael T. Bacon, Auditor

41-140003.0000
D60

AGR
2025

sale

Eff Rate:- 47.22 — 39.76 — 40.14 — 39.56 — a/r

2022	PARKER POLLY & KEVIN	2015-07-16		
2023	PARKER POLLY & KEVIN	2015-07-16		
2024	PARKER POLLY & KEVIN	2015-07-16		
2025	PARKER POLLY & KEVIN	2015-07-16	9992	15.89A
	19837 TR 133		1SD	
				\$169,900
	RUSHSYLVANIA OH 43347			

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	111	111	111	111	111
Acres	15.8900	15.8900	15.8900	15.8900	
Land100%	84910	94060	94060	94060	94050
Bldg100%	129540	178230	178230	178230	178240
Totl100%	214460t	272290t	272290t	272290t	272290t
Cauv100%	25170	44060	44060	44060	44060

Orig Tax Year 1996
Parent: 41-140001.0000

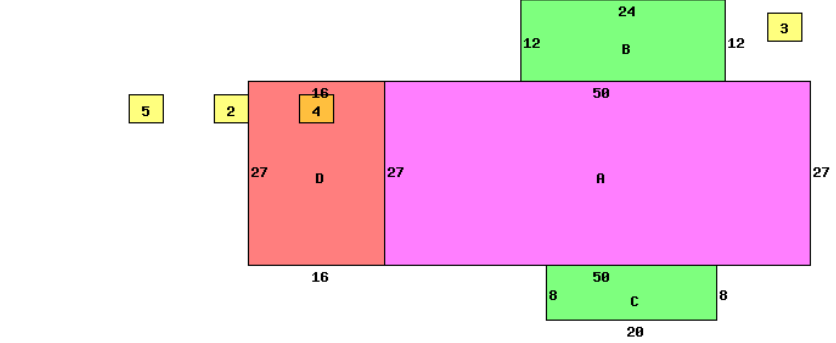
Tax Value:					
Land 35%	8810	15420	15420	15420	32920
Bldg 35%	45340	62380	62380	62380	62380
Totl 35%	54150t	77800t	77800t	77800t	95300t
Hmstd35%	38930	54150	54150	54150	
Owner Oc	41.06	47.96	47.92	47.70	hmstd 5250 l 48900 b
Hmstd RB					
Net Tax	2287.36	2769.92	2799.28	2755.78	
Cauv Sav	899.12	633.84	640.46	630.60	
Sp-Asmnt	24.02	24.02	37.85	37.85	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1350			
	OFF	P		288	8640		b PORCH
1	OFF	P		160	4800		c PORCH
	F	A		432			d ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
350	1	2015-07-16	PARKER POLLY & KEVIN	1SD	169900	62770	76860
429	1	2014-08-25	SWEIGART THOMAS L	1QC *	0	59200	73860
428	1	2014-08-25	SWEIGART THOMAS L &	1CT *	0	59200	73860
988	1	1995-10-12	SWEIGART THOMAS L & LIND	1WD	32500	0	0

Year	Land	Bldg	Total	Net Tax
2021	8810	45340	54150	2364.76
2020	8810	45340	54150	2201.22

Project
902 MAIN DISTRICT CONSERVANCY XA/2025
500 HARDIN COUNTY LANDFILL XA/2025
333 TAYLOR CREEK #1096 - SCIOTO XA/2025



19837 TR 133 43347

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	1782 130070
Metal	Subtotal 130070
Plaster/Drywall D	Plumbing 2100
Floor/Carpet X	Extra Features 13440
Floor/Tile-Lino X	Total Value 145610
Number of Rooms 5	
Bedrooms 3	PUB ELECTRIC
Central Heat A	PRIV WATER
FORCED AIR	PRIV SEWER
Plumbing	PUB PAVED ST/RD
Standard 1	Neighborhood:
Extra 3 Fixture 1	Code: 3900
	Dwl/Gar/NC% 1.2300

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 F/C	1782			C	1995GD		145610	.22		139700
2 Pole Build		40X54	2160		C	1995AV		25920	.60		10370
3 Shed	*PP	10X14	140			OLD/		0			0
4 Pole Build		27X30	810		C	2014AV		12150	.30		8510
5 Pole Build		32X64	2048		C	2017AV		24580	.20		19660
6 POND	*.50A		0			2019		0			0

Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA BLOUNT SILT LOAM 0-	2.8769	6030	17350	2660	7650
C 2	BOB BLOUNT SILT LOAM, 2	6.5728	5770	37930	2360	15510
C 14	GWB GLYNWOOD SILT LOAM	.6370	5400	3440	1750	1120
C 15	GYB2 GLYNWOOD CLAY LOAM	3.3455	5020	16790	1230	4120
W 1	BOA BLOUNT SILT LOAM 0-	.2045	3610	740	770	160
W 2	BOB BLOUNT SILT LOAM, 2	.5538	3130	1730	470	260
W 14	GWB GLYNWOOD SILT LOAM	.2674	2830	760	750	200
W 15	GYB2 GLYNWOOD CLAY LOAM	.1694	1830	310	230	40
670	HSITE HOMESITE	1.0000	15000	15000	15000	15000
980	ROAD ROAD	.2627				

15.89 94050 (100%) 44060 CAUV # 4004
32920 (35%) 15420