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

Hardin County, Ohio
Michael T. Bacon, Auditor

41-140018.0000 RES
D29 2026

sale

2023 HAMILTON CASEY A &		2010-08-26
2024 HAMILTON CASEY A &		2010-08-26
2025 HAMILTON CASEY A &		2010-08-26
2026 HAMILTON CASEY A &		2010-08-26 9992 5.00A
19820 TR 133		1SD
		$117,000
RUSHSYLVANIA OH 43347		

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

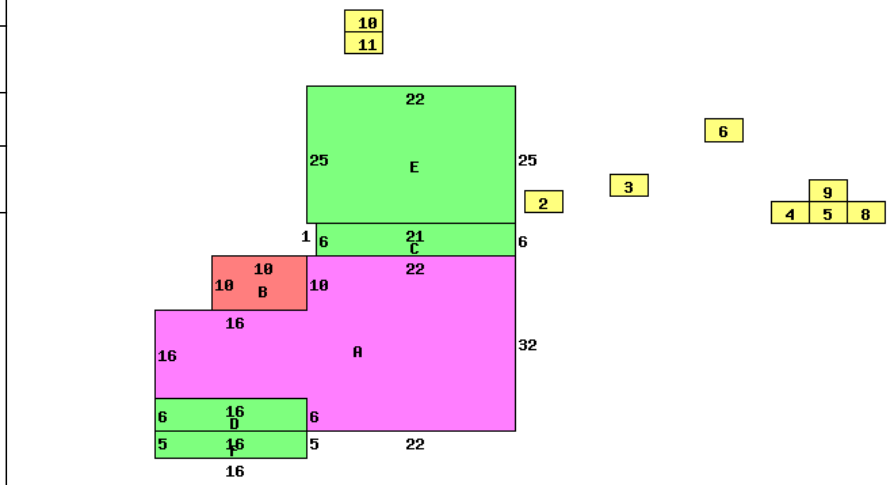
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA	
Prop Cls	511	511	511	511	0	511	511	511	
Acres	5.0000	5.0000	5.0000	5.0000	5.0000				
Land100%	31000	31000	31000	31000		31000	33260	33250	
Bldg100%	127260	127260	127260	127260		127260	159970	159960	
Totl100%	158260t	158260t	158260t	158260t		158260t	193230t	193210t	
Cauv100%									
Tax Value:									
Land 35%	10850	10850	10850	10850		10850	11640	11640	
Bldg 35%	44540	44540	44540	44540		44540	55990	55990	
Totl 35%	55390t	55390t	55390t	55390t		55390t	67630t	67620t	
Hmstd35%	44900	44900	43290	43290		43290	55520		
Owner Oc	39.78	39.72	38.14	38.14	38.14	hmstd 5250 l	38040 b		
Hmstd RB									
Net Tax	1966.42	1987.36	1957.82	1957.82	1957.82				
Sp-Asmnt	23.55	30.86	30.86	30.86					

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		960		a	*MAIN
1	F/C	A		100		b	ADDTN
	EFP	P		126	5040	c	PORCH
	EFP	P		96	3840	d	PORCH
	PAT	P		550	1650	e	PORCH
	OFP	P		80	2400	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
405	1	2010-08-26	HAMILTON CASEY A &	1SD		117000	20090	71260
339	1	2010-08-26	CLARK DIANA	1AF	*	0	20090	71260
1106	1	1992-12-01		1SD		58700	0	50910

Year	Land	Bldg	Total	Net Tax
2022	7770	30750	38520	1623.58
2021	7770	30750	38520	1678.58

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



19820 TR 133 43347

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1060	101970
	Full Upper	FRAME	960	60530
	Basement		720	13610
	Subtotal			176110
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	Heating	-1180
Panelled Wall	X X	Air Conditioning	1960
Unfinished Wall	X	Extra Features	12930
Floor/Hardwood	X	Total Value	189820
Floor/Carpet	X X		
Floor/Concrete	X	PUB ELECTRIC	
Number of Rooms	1 4 3	PRIV WATER	
Bedrooms	1 3	PRIV SEWER	
		PUB PAVED ST/RD	
Central Heat	X	Topo: ROLLING	
GRAV AIR			
Central A/C	X	Neighborhood:	
Plumbing		Code:	3900
Standard	1	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	2 B F			2020		C	OLD/GD	189820	.40	.30	127560
2	Garage	CB 0		30X40	1200		C	OLD/FR	28800	.70		13820
3	Shed			26X64	1664		C	OLD/FR	19970	.70		5990
4	Lean-To			24X28	672		D	1991AV	4300	.65		1510
5	Flat Barn			35X52	1820		D	OLD/AV	17470	.80	.50	1750
6	Grain Bin	*PP		10X10	100		C	OLD/AV	0			0
7	Grain Bin	*PP		12X12	144		C	OLD/AV	0			0
8	Lean-To			16X35	560		D	1920AV	3580	.65		1250
9	Lean-To			30X52	1560		D	1920AV	9980	.65		3490
10	Pool	*PP			0			2017AV	0			0
11	P		DK		360		C	2020AV	5400	.15		4590

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	4.0000				5000	4000	16000	16000

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

41-140018.0000-v082020R