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

Hardin County, Ohio
Michael T. Bacon, Auditor

41-140023.0000 RES
D31 2026

sale

2023 FATE TIMOTHY M JR & T		2014-12-04
2024 FATE TIMOTHY M JR & T		2014-12-04
2025 FATE TIMOTHY M JR & T		2014-12-04
2026 FATE TIMOTHY M JR & TEE		2014-12-04 9992 3.306A
19986 TR 133		1SD
		$124,900
RUSHSYLVANIA OH 43347		

Orig Tax Year 1999
Parent: 41-140001.0000

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

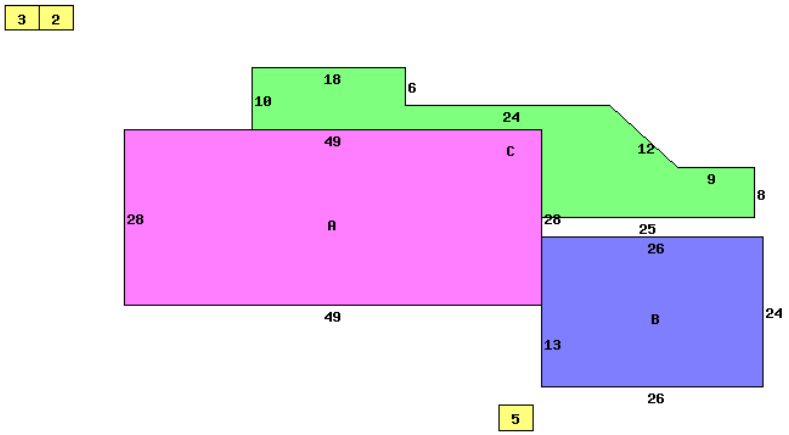
	2023	2024	2025	2026	2026	2026	2027	CAMA
Tax Year								
Prop Cls	561	561	561	561	0	561	561	561
Acres	3.3060	3.3060	3.3060	3.3060	3.3060			
Land100%	26540	26540	26540	26540		26540	28770	28780
Bldg100%	127830	127830	127830	127830		127830	162310	162320
Totl100%	154370t	154370t	154370t	154370t		154370t	191090t	191100t
Cauv100%								
Tax Value:								
Land 35%	9290	9290	9290	9290		9290	10070	10070
Bldg 35%	44740	44740	44740	44740		44740	56810	56810
Totl 35%	54030t	54030t	54030t	54030t		54030t	66880t	66890t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1956.94	1977.32	1946.94	1946.94	1946.94			
Sp-Asmnt	23.41	30.60	30.60	30.60				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1372		a	*MAIN
	F	G		624	14980	b	GRAGE
	DK	P		564	8460	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
561	1	2014-12-04	FATE TIMOTHY M JR & TEENA	1SD	124900	17430	52260
176	1	2011-05-16	TROYER MARCUS L & LEAH	1WD	139000	17430	58310
298	1	2004-05-28	MARTINO CHRISTINE R	1WD	109000	14940	71430
731	1	2003-12-09	BENEFICIAL MORTGAGE CO O	1DD	77000	14940	71430
230	1	1998-04-28	LINKE EDWIN W & JANET	1WD	14000	0	0

Year	Land	Bldg	Total	Net Tax
2022	6840	22840	29680	1276.22
2021	6840	22840	29680	1319.06

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



19986 TR 133 43347

Occupancy 4 M/H on Real Estate *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1372	109130
	Subtotal			109130
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2390
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	L	Garages and Carports	14980
Number of Rooms	7	Extra Features	8460
Bedrooms	3	Total Value	137060
Central Heat	A	PUB ELECTRIC	
FORCED AIR		PRIV WATER	
Central A/C	A	PRIV SEWER	
Plumbing		PUB PAVED ST/RD	
Standard	1		
Extra 3 Fixture	1	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	MH/REAL	1 F/C	28X49	1372		MHD	1998VG	109650	.15		149120
2	POND	*.50		0			OLD/	0			0
3	P	DK	10X16	160		D	2003AV	1920	.50		960
4	Shed	*PP	10X12	120			OLD/	0			0
5	Pole Build		30X40	1200		C	2020AV	14400	.15		12240

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	2.3060				5000	5000	11530	11530

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

41-140023.0000-v082020R