

MCDONALD USV RHD FIRE DISTRICT

00305

Hardin County, Ohio
Michael T. Bacon, Auditor

45-350006.0000
G56

RES
2025

sale

Eff Rate:- 44.45 — 40.66 — 39.34 — 39.29 — a/r

2022 THOMPSON JAMES MARK	1992-09-16			
2023 RITCHEY HEATH D	2022-05-03			
2024 RITCHEY HEATH D	2022-05-03			
2025 RITCHEY HEATH D	2022-05-03	10124	1.043A	
18511 TR 47	2WD			
BELLE CENTER OH 43310	\$190,000			

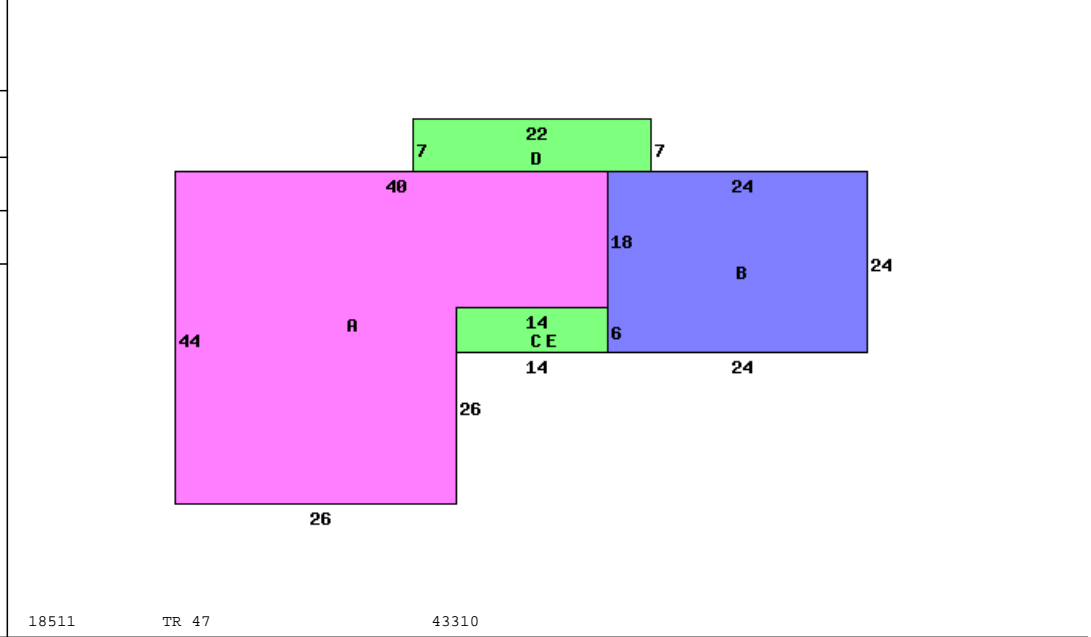
Tax Year	2022	2023	2024	2025	
Prop Cls	511	511	511	511	CAMA
Acres	1.0400	1.0400	1.0400	1.0400	511
Land100%	12710	18200	18200	18200	18200
Bldg100%	129370	138740	138740	138740	138730
Totl100%	142090t	156940t	156940t	156940t	156930t
Cauvl00%					
Tax Value:					
Land 35%	4450	6370	6370	6370	6370
Bldg 35%	45280	48560	48560	48560	48560
Totl 35%	49730t	54930t	54930t	54930t	54930t
Hmstd35%	49690			54860	
Owner Oc	52.02			45.42	
Hmstd RB					
Net Tax	1950.08	2042.16	1979.04	1930.90	
Sp-Asmnt	27.47	27.47	64.96	64.96	

SHB+ 1 B	CONS F	TYPE M	FACT G	SQ-FT 1396	VALUE 13820	a *MAIN
	F2	G		576	13820	b GRAGE
	CAN	P		84	670	c PORCH
	EFF	P		154	6160	d PORCH
	STP	P		84	340	e PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
206	2	2022-05-03	RITCHEY HEATH D	2WD	190000	12710	129370
872	2	1992-09-16		2QC *	0	0	48310
226	1	1989-03-27		1WD	50000	0	4600

Year	Land	Bldg	Total	Net Tax
2021	4450	45280	49730	2060.96
2020	4450	45280	49730	2089.32

Project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025



Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level		
Main	FRAME	1396 111040
Basement		1047 19520
Subtotal		130560
Metal	Roof	GABLE
B 1 2 U A		
Plaster/Drywall	X	Plumbing 2100
Unfinished Wall	X	Garages and Carports 13820
Floor/Pine	X	Extra Features 8210
Floor/Carpet	X	Total Value 154690
Number of Rooms	1 6	
Bedrooms	4	
Central Heat	A	PUB ELECTRIC
FORCED AIR		PRIV WATER
Plumbing		PRIV SEWER
Standard	1	PUB PAVED ST/RD
Extra 3 Fixture	1	Topo: ROLLING
		Neighborhood:
		Code: 3100
		Dwl/Gar/NC% 1.1800

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	1 B F	FtxFt	Area	Grade	Value	Dpr Dpr	Value
			1396	C	1975VG	.24	138730
homesite	acres/	effective	depth	actual	effective	extended	true
small acreage	frontage	frontage	depth	rate	rate	value	value
	1.0000		factor	18000	18000	18000	18000
	.0400			5000	5000	200	200

Call Back:

Sign: PSN Date: 2015-09-18 Lister:

45-350006.0000-v082020R