



Parcel: 47-1736400.011
AMY L. BERNING
Shelby County Auditor | Shelby County, Ohio

Year: 2024



SUMMARY

Deeded Name	RONALD E RICHARDS & JANET M RICHARDS		
Owner	RICHARDS RONALD E & JANET M 5400 PATTERSON HALPIN RD SIDNEY OH 45365-8025	Taxpayer	RICHARDS RONALD E & JANET M 5400 PATTERSON HALPIN RD SIDNEY OH 45365-8025
Tax District	47-TURTLE CREEK TWP HARDIN HOUSTON SD LAD LFD	Land Use	510-SINGLE FAMILY DWELLING
School District	HARDIN-HOUSTON LSD	Subdivision	
Neighborhood	00890-TURTLE CREEK TWP-SCSD (HAD)	Legal	R05 T10 S36 LOT 59 IN HAGAN SUB & BEING PT OF NW 1/4 SE QR 370-17-36-400-011 PLAT V23 P304
Location	5400 PATTERSON HALPIN RD SIDNEY OH 45365		
CD Year		Map Number	
Acres	1.0750	Sold	
		08/09/1996	
		Routing Number	
		Sales Amount	9,900.00

VALUE

District	47-TURTLE CREEK TWP HARDIN HOUSTON SD LAD LFD
Land Use	510-SINGLE FAMILY DWELLING

	Appraised	Assessed
Land	32,130	11,250
Improvement	166,430	58,250
Total	198,560	69,500
CAUV	N	0
Homestead	N	0
OOCC	Y	198,430
Taxable	198,560	69,500

CURRENT CHARGES

Full Rate	54.700000
Effective Rate	37.948712
Qualifying Rate	32.407572

	Prior	First	Second
Tax	0.00	1,178.00	1,178.00
Special	0.00	0.50	0.50
Total	0.00	1,178.50	1,178.50
Paid	0.00	1,178.50	1,178.50
Due	0.00	0.00	0.00

FUTURE CHARGES

Type	Description	Amount
Special Assessments	464 MIAMI CONSERVANCY DIST	1.00

TRANSFER HISTORY

Date	Conveyance	Deed Type	Sales Amount	Valid	# of Properties	
08/09/1996	Buyer: RICHARDS RONALD E & JANET M Seller: * NOT ON FILE *	758	???	\$9,900.00	Y	1

LAND

Type	Dimensions	Description	Value
HS-HOME SITE	1.0000	Acres	32,000
RD-ROAD	0.0600	Acres	0
SA-SMALL ACREAGE	0.0200	Acres	130
		Total	32,130

DWELLING

Card 1						
Style	1-CONVENTIONAL	Family Rooms	0	Heating		Y
Stories	1.00	Dining Rooms	0	Cooling		Y
Rec Room Area	0	Year Built	1997	Grade		D+
Finished Basement	0	Year Remodeled		Fireplace Openings		0
Rooms	5	Full Baths	2	Fireplace Stacks		0
Bed Rooms	3	Half Baths	0	Living Area		1,404
		Other Fixtures	0	Total Area		2,808
				Value		166,430

OTHER IMPROVEMENT

Card	Type	Year Built	Year Remodeled	Condition	Dimensions	Description	Size	Value
1	04-SHED	OLD		A-AVERAGE	10 X 8	Length x Width (Optional)	80	0
						Total		0

SKETCH

Card 1

ID	Description	Size	Floor	Floor Area (ft²)	Living Area (ft²)
A	1SF/B (1 STORY FRAME / BASEMENT)	1,404	First Floor	1,404	1,404
B	STP (STOOP)	144	Basement	1,404	0
C	GF (FRAME GARAGE)	624	Total	2,808	1,404
2	04-SHED	80			

