JACKSON TWP
PATTERSON VILLAGE 00210

Hardin County, Ohio
Michael T. Bacon, Auditor

22-250032.0000 RES
M35 2026

sale

2023 LOWERY DELORIS	2022-02-18	
2024 LOWERY DELORIS	2022-02-18	
2025 LOWERY DELORIS	2022-02-18	
2026 LOWERY DELORIS	2022-02-18	ORIGINAL 28
146 W MAIN ST	1WD	
	$3,466	
FOREST OH 45843		

2027 GAULT MICHAEL	2025-01-23	
146 W MAIN ST	1WD	
FOREST OH 45843		

Eff Rate:– 34.89 — 35.26 — 35.21 — 35.21 — a/r

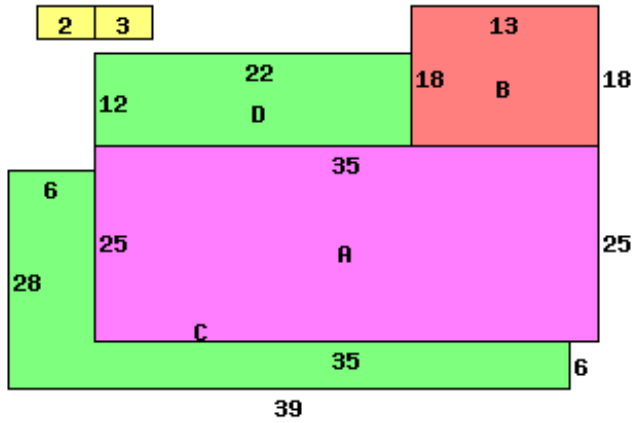
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4660	4660	4660	4660		4660	5400	5400
Bldg100%	18540	18540	18540	18540		18540	21260	21270
Totl100%	23200t	23200t	23200t	23200t		23200t	26660t	26670t
Cauv100%								
Tax Value:								
Land 35%	1630	1630	1630	1630		1630	1890	1890
Bldg 35%	6490	6490	6490	6490		6490	7440	7440
Totl 35%	8120t	8120t	8120t	8120t		8120t	9330t	9330t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	258.20	261.30	260.92	260.92	260.92			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		875		a	*MAIN
1 B	F	A		234		b	ADDTN
	OFP	P		366	10980	c	PORCH
	STP	P		264	1060	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
29	1	2025-01-23	GAULT MICHAEL	1WD		6000	4660	18540
42	1	2025-01-23	AXLINE DELORIS	1QC	*	0	4660	18540
41	1	2025-01-23	EVERHART MARILYN	1AF	*	0	4660	18540
87	1	2022-02-18	LOWERY DELORIS	1WD	*	3466	2430	24200
442	1	2012-11-05	BRIDENSTINE TONYA L	1QC	*	0	2830	28260
246	1	2010-06-01	EVERHART MARILYN	1WD	*	20000	3340	27830
221	1	1996-06-17	DONNA BAKER ETAL	1CT	*	0	3110	15600

Year	Land	Bldg	Total	Net Tax
2022	850	8470	9320	354.54
2021	850	8470	9320	383.78

project			ben acres	/ %	factor
583	SEWER - VILLAGE OF PATTERSON	XA/2009			
500	HARDIN COUNTY LANDFILL	XA/2025			
921	BLANCHARD RIVER MAINT	XA/2023			



146 W MAIN ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	1109	102350
	Part Upper	FRAME	875	44150
	Basement		234	4790
	Subtotal			151290
Metal	Roof	GABLE		

	B	1	2	U	A
Panelled Wall		X	X		
Unfinished Wall	X				
Floor/Carpet		X	X		
Floor/Concrete	X				
Floor/Tile-Lino		X			
Number of Rooms	1	6	4		
Bedrooms		1	2		
Central Heat				A	
FORCED AIR					
Central A/C				A	
Plumbing					
Extra 2 Fixture	1				
Extra Fixture	1				

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1T F/C		1984		D+	OLD/PR	140660	.75	.35	20570
2	Garage	*SV	24X16	512			OLD/FR	500			500
3	Shed	*SV 0	10X12	120			OLD/FR	200			200

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	82.5000	83.00	132	94	69	65	5400	5400

Air Conditioning	3550		
Plumbing	-1400		
Extra Features	12040		
Total Value	165480		
PUB ELECTRIC			
PRIV WATER			
PRIV SEWER			
PUB SIDEWALK			
Neighborhood:			
Code:	2200		
Dwl/Gar/NC%	.9000		

Call Back: Sign: PSN Date: 2015-11-11 Lister: