JACKSON TWP
PATTERSON VILLAGE 00210

Hardin County, Ohio
Michael T. Bacon, Auditor

22-260010.0000 RES
M49 2026

sale

2023 MCCLURG JEFFREY S	2007-10-02	
2024 MCCLURG JEFFREY S	2007-10-02	
2025 MCCLURG JEFFREY S	2007-10-02	
2026 MCCLURG JEFFREY S	2007-10-02	FUNKS E PT OL 6
145 BLANCHARD ST	1WD	
	$23,500	
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	511	511	511	511	0	511	511	511
Acres	.6500	.6500	.6500	.6500	.6500			
Land100%	12600	12600	12600	12600		12600	14490	14490
Bldg100%	29030	29030	29030	29030		29030	33490	33490
Totl100%	41630t	41630t	41630t	41630t		41630t	47970t	47980t
Cauv100%								
Tax Value:								
Land 35%	4410	4410	4410	4410		4410	5070	5070
Bldg 35%	10160	10160	10160	10160		10160	11720	11720
Totl 35%	14570t	14570t	14570t	14570t		14570t	16790t	16790t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	463.34	468.86	468.18	468.18	468.18			
Sp-Asmnt	26.00	18.00	18.00	18.00				

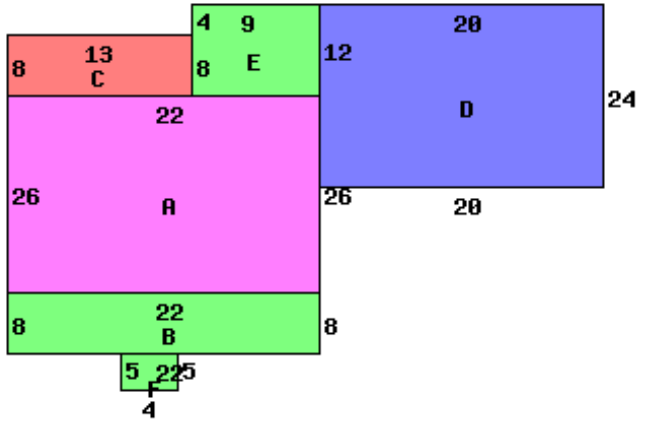
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		572		a	*MAIN
	EFP	P		176	7040	b	PORCH
1 B	F	A		104		c	ADDTN
	F	G		480	11520	d	GRAGE
	DK	P		108	1620	e	PORCH
	DK	P		20	300	f	PORCH

#: 11, L/W
2226001100000

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
536	1	2007-10-02	MCCLURG JEFFREY S	1WD		23500	8310	23940
245	1	2007-05-21	HOMES INC	1SH		21333	8310	23940
314	1	2001-07-02	SHEETS DAVID	1WD		33000	5290	18890
361	1	1998-08-18	REED MARIHA	1AF	*	0	3540	14310
164	1	1992-02-25		1UN	*	0	0	13710

Year	Land	Bldg	Total	Net Tax
2022	3700	9500	13200	502.16
2021	3700	9500	13200	543.54

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



145 BLANCHARD ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	676	87450
	Basement		286	5610
	Subtotal			93060
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall			X		
Panelled Wall			X		
Unfinished Wall		X			
Floor/Pine			X		
Floor/Carpet			X		
Number of Rooms		1	5		
Bedrooms			2		
Central Heat FORCED AIR			A		
Central A/C			A		
Plumbing Standard		1			

Air Conditioning	1300
Garages and Carports	11520
Extra Features	8960
Total Value	114840
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	2200
Dwl/Gar/NC%	.9000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B F		676		D	OLD/AV	91870	.55	.10	33490

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	.6500				17250	17250	14490	14490

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