JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-020027.0100 RES
G56 2026

sale

2023 HENSLEY DOUGLAS M	2018-03-23	
2024 HENSLEY DOUGLAS M	2018-03-23	
2025 HENSLEY DOUGLAS M	2018-03-23	
2026 HENSLEY DOUGLAS M	2018-03-23	SMITHS 1ST W 1/2 & E PT
416 W DIXON ST	1FD	3-4 .755A
	$91,000	
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	.7550	.7550	.7550	.7550	.7550			
Land100%	9710	9710	9710	9710		9710	11110	11100
Bldg100%	88660	88660	88660	88660		88660	122430	122420
Totl100%	98370t	98370t	98370t	98370t		98370t	133540t	133520t
Cauv100%								
Tax Value:								
Land 35%	3400	3400	3400	3400		3400	3890	3880
Bldg 35%	31030	31030	31030	31030		31030	42850	42850
Totl 35%	34430t	34430t	34430t	34430t		34430t	46740t	46730t
Hmstd35%								
Owner Oc			26.50	26.50	26.50			
Hmstd RB								
Net Tax	1094.88	1107.96	1079.84	1079.84	1079.84			
Sp-Asmnt	26.00	18.00	18.00	18.00				

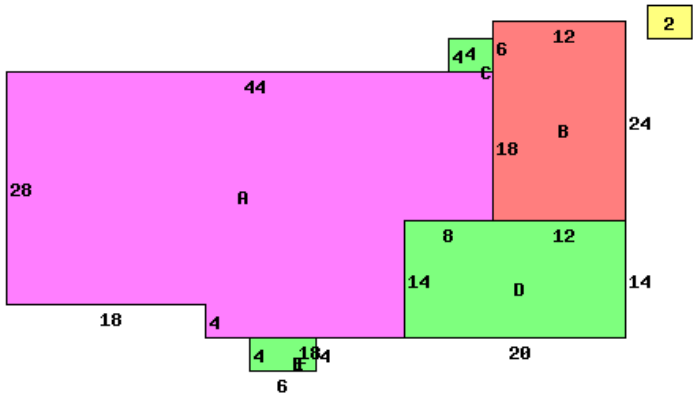
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1224		a	*MAIN
1	F	A		288		b	ADDTN
	STP	P		16	60	c	PORCH
	PAT	P		280	840	d	PORCH
	CAN	P		24	190	e	PORCH
	STP	P		24	100	f	PORCH

#: 45, L/W
230200450000

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
115	1	2018-03-23	HENSLEY DOUGLAS M	1FD		91000	8510	57910
207	1	1993-03-25	STEVENSON ELEANOR L	1QC	*	0	0	39110
28	1	1991-01-15		1UN	*	0	0	39110
393	0	1988-05-31			*	45250	0	39110
134	0	1988-02-24			*	0	0	39110

Year	Land	Bldg	Total	Net Tax
2022	3130	26470	29600	1085.64
2021	3130	26470	29600	1178.48

project		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			
500 HARDIN COUNTY LANDFILL	XA/2025			



416 W DIXON ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1512	119420
	Subtotal			119420
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Extra Features	1910
Panelled Wall	X	Total Value	121330
Floor/Pine	X		
Floor/Carpet	X	PUB PAVED ST/RD	
Number of Rooms	6		
Bedrooms	3	Neighborhood:	
		Code:	2300
Central Heat	A	Dwl/Gar/NC%	1.4500
ELECTRIC			
Plumbing			
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		1512		C	1961GD	121330	.37		110840
2	Garage		26X32	832		C	1974GD	19970	.60		11580

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	100.0000	100.00	327	121	92	111	11100	11100

Call Back: Sign: LRS Date: 2010-05-18 Lister:

23-020027.0100-v082020R