JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-030018.0000 RES
G129 2026

sale

2023 THACKER SANDRA K ETAL	1998-12-03	
2024 THACKER SANDRA K ETAL	1998-12-03	
2025 THACKER SANDRA K ETAL	2024-11-18	
2026 THACKER SANDRA K ETAL	2024-11-18	ROBINSONS 5
404 ZIMMERMAN ST	1AF	
	$0	
FOREST OH 45843		

2027 POWELL DIANA ETAL	2025-08-20	
404 ZIMMERMAN ST	1FD	
FOREST OH 45843		

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

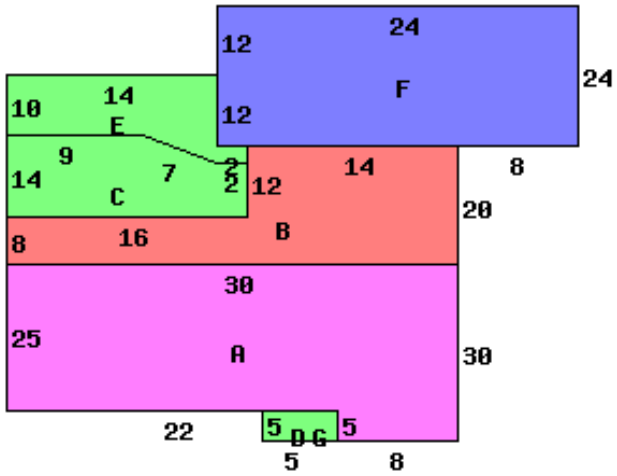
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4000	4000	4000	4000		4000	4600	4600
Bldg100%	127710	127710	127710	127710		127710	176370	176370
Totl100%	131710t	131710t	131710t	131710t		131710t	180970t	180970t
Cauv100%								
Tax Value:								
Land 35%	1400	1400	1400	1400		1400	1610	1610
Bldg 35%	44700	44700	44700	44700		44700	61730	61730
Totl 35%	46100t	46100t	46100t	46100t		46100t	63340t	63340t
Hmstd35%								
Owner Oc	35.58	35.54						
Hmstd RB	284.54	307.78						
Net Tax	1145.86	1140.18	1481.32	1481.32	1481.32			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		790		a	*MAIN
1	F/C	A		408		b	ADDTN
	EFP	P		202	8080	c	PORCH
	EFP	P		25	1000	d	PORCH
	PAT	P		159	480	e	PORCH
	F	G		576	13820	f	GRAGE
F	F	A		25		g	ADDTN

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
365	1	2025-08-20	POWELL DIANA ETAL	1FD		90000	4000	127710
364	1	2025-08-20	POWELL DIANA ETAL	1FD		45000	4000	127710
502	1	2024-11-18	THACKER SANDRA K ETAL	1AF	*	0	4000	127710
520	1	1998-12-03	THACKER SANDRA K ETAL	1WD	*	0	4510	46310

Year	Land	Bldg	Total	Net Tax
2022	1290	36230	37520	1030.24
2021	1290	36230	37520	1117.96

p r o j e c t		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			
500 HARDIN COUNTY LANDFILL	XA/2025			



404 ZIMMERMAN ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1198	106130
	Full Upper	FRAME	815	57850
	Subtotal			163980
Metal	Roof	HIP		

	B	1	2	U	A
Plaster/Drywall		P	P		
Floor/Hardwood		X	X		
Floor/Carpet		X	X		
Floor/Tile-Lino		X			
Number of Rooms		6	2		
Bedrooms		1	2		
Central Heat		A			
FORCED AIR					
Heat Pump		A			
Central A/C		A			
Plumbing					
Standard		1			
Extra 3 Fixture		1			

Air Conditioning	3610
Plumbing	2100
Garages and Carports	13820
Extra Features	9560
Total Value	193070
PUB PAVED ST/RD	
PUB SIDEWALK	
Neighborhood:	
Code:	2300
Dwl/Gar/NC%	1.4500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 F/C		2013		C	1953GD	193070	.37		176370

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	50.0000	50.00	150	100	92	92	4600	4600

Call Back: Sign: PSN Date: 2015-03-18 Lister: