JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-030047.0000 RES
F12 2026

sale

2023 DODGE SCOTT M & TEIA		1998-05-28
2024 DODGE SCOTT M & TEIA		1998-05-28
2025 WEISER DEREK RUSSELL		2024-07-25
2026 WEISER DEREK RUSSELL &		2024-07-25 WISES 4
403 W ZIMMERMAN ST		2SD
		$200,000
FOREST OH 45843		

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

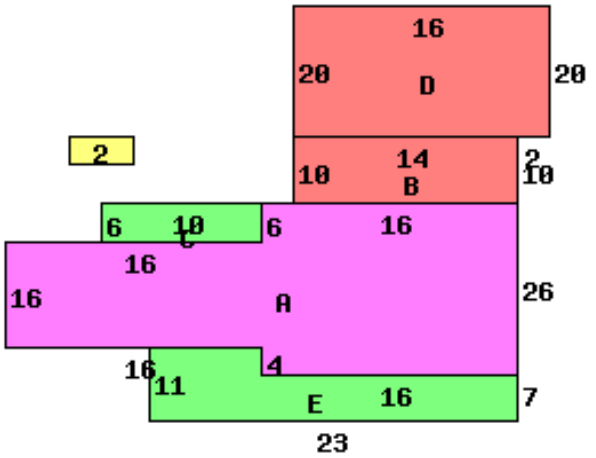
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4000	4000	4000	4000		4000	4600	4600
Bldg100%	83860	83860	83860	83860		83860	115830	115820
Totl100%	87860t	87860t	87860t	87860t		87860t	120430t	120420t
Cauv100%								
Tax Value:								
Land 35%	1400	1400	1400	1400		1400	1610	1610
Bldg 35%	29350	29350	29350	29350		29350	40540	40540
Totl 35%	30750t	30750t	30750t	30750t		30750t	42150t	42150t
Hmstd35%				30750		30750	30750	
Owner Oc	23.74	23.70	23.66	23.66	23.66	hmstd 1400 l	29350 b	
Hmstd RB								
Net Tax	954.12	965.82	964.42	964.42	964.42			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 Q	F/C	M		672		a	*MAIN
1	F/C	A		140		b	ADDTN
	EFP	P		60	2400	c	PORCH
1	F/C	A		320		d	ADDTN
	OFP	P		189	5670	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
298	2	2024-07-25	WEISER DEREK RUSSELL &	2SD	200000	4000	83860
297	2	1998-05-28	DODGE SCOTT M & TEIA L	2WD	61500	4510	32740
270	0	1988-04-18		*	50000	0	29430

Year	Land	Bldg	Total	Net Tax
2022	1290	21950	23240	832.20
2021	1290	21950	23240	903.06

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



403 W ZIMMERMAN ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1Q				
Floor Level	Main	FRAME	1132	104470
	Qtr Story	FRAME	672	11140
	Subtotal			115610
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X			P
Panelled Wall		X			
Floor/Carpet		X		X	
Floor/Tile-Lino		X			
Number of Rooms		5	2		
Bedrooms		1	2		
Fireplace					
Openings	1				
Stacks	1				
Central Heat		A			
HOT WATER					
Plumbing					
Standard	1				
Extra 2 Fixture	1				

Fireplaces		2000
Plumbing		1400
Extra Features		8070
Total Value		127080
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	1 QF/C		1132		C	OLD/GD	127080	.40		110560
2	Garage		18X24	432		C	1969AV	10370	.65		5260

	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: 2015-02-16 Lister:

23-030047.0000-v082020R