JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-030057.0000 RES
F35 2026

sale

2023 PRICE BARBARA A	2016-09-01	
2024 SEELEY THOMAS W TRUST	2023-06-09	
2025 SEELEY THOMAS W TRUST	2023-06-09	
2026 SEELEY THOMAS W TRUSTEE	2023-06-09	WISES 10-12
308 W HUESTON ST	1QC	
	$0	
FOREST OH 45843		

2027 SEELEY JOHN P & DEBORAH	2025-09-09	
308 W HUESTON 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%	12000	12000	12000	12000		12000	13800	13800
Bldg100%	144310	144310	144310	144310		144310	194740	194730
Totl100%	156310t	156310t	156310t	156310t		156310t	208540t	208530t
Cauv100%								
Tax Value:								
Land 35%	4200	4200	4200	4200		4200	4830	4830
Bldg 35%	50510	50510	50510	50510		50510	68160	68160
Totl 35%	54710t	54710t	54710t	54710t		54710t	72990t	72990t
Hmstd35%	52130	52130	50520	50520		50520	68790	
Owner Oc	40.24	40.20	38.88	38.88	38.88	hmstd 4200 l	46320 b	
Hmstd RB	284.54	307.78	318.32	318.32	318.32			
Net Tax	1415.00	1412.56	1400.78	1400.78	1400.78			
Sp-Asmnt	30.00	18.00	18.00	18.00				

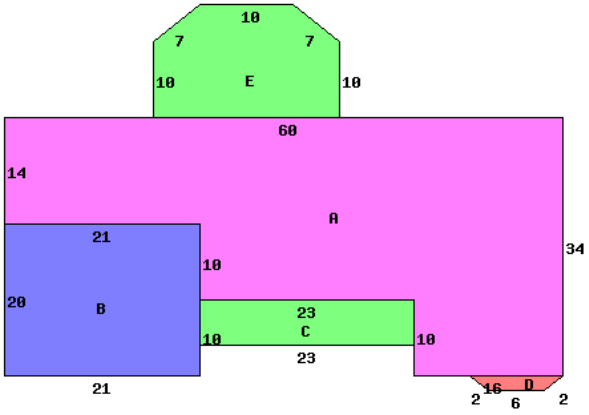
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		1390		a	*MAIN
	F	G		420	10080	b	GRAGE
	OFP	P		138	4140	c	PORCH
1	F	A		16		d	ADDTN
	DK	P		275	4130	e	PORCH

#: 058, 059 L/W
230300580000
230300590000

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
400	1	2025-09-09	SEELEY JOHN P & DEBORAH	1FD		158175	12000	144310
241	1	2023-06-09	SEELEY THOMAS W TRUSTEE	1QC	*	0	11030	115740
382	1	2016-09-01	PRICE BARBARA A	1WD		7000	12310	0
518	2	2003-09-08	FOREST MASONIC TEMPLE AS	2FD		20000	9460	0
1182	7	1993-11-29	KESSEL LIVING TRUST (ALB	7QC	*	0	0	5310
649	0	1986-08-15			*	6000	0	2000

Year	Land	Bldg	Total	Net Tax
2022	3860	40510	44370	1277.28
2021	3860	40510	44370	1386.10

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



308 W HUESTON ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1406	111160
	Subtotal			111160
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2460
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	L	Garages and Carports	10080
Number of Rooms	5	Extra Features	8270
Bedrooms	2	Total Value	134070
Central Heat	A	PUB PAVED ST/RD	
GAS			
Central A/C	A	Neighborhood:	
Plumbing		Code:	2300
Standard	1	Dwl/Gar/NC%	1.4500
Extra 3 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	1 F		1406		C	2016AV	134070	.06		182740
2	Pole Build		24X32	768		C	2017AV	9220	.20		7380
3	P	OFP	6X32	192		C	2017AV	5760	.20		4610

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		150.00	150	100	92	92	13800	13800

Call Back: Sign: PSN Date: 2018-05-21 Lister:

23-030057.0000-v082020R