JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-060070.0000 RES
A105 2026

sale

2023 WINGFIELD THOMAS A ET	2019-05-31	
2024 WINGFIELD THOMAS A ET	2019-05-31	
2025 WINGFIELD THOMAS A ET	2019-05-31	
2026 WINGFIELD THOMAS A ETAL	2019-05-31	MILLERS 10
311 N PATTERSON ST	1WD	
	$0	
FOREST OH 45843		

2028 TMBB LLC	2026-08-25	
311 N PATTERSON ST	7WD	
FOREST OH 45843		

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

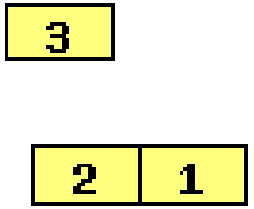
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	570	570	570	570	0	570	570	570
Acres								
Land100%	4000	4000	4000	4000		4000	4600	4600
Bldg100%	2570	2570	2570	2570		2570	2710	2710
Totl100%	6570t	6570t	6570t	6570t		6570t	7310t	7310t
Cauv100%								
Tax Value:								
Land 35%	1400	1400	1400	1400		1400	1610	1610
Bldg 35%	900	900	900	900		900	950	950
Totl 35%	2300t	2300t	2300t	2300t		2300t	2560t	2560t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	73.14	74.02	73.92	73.92	73.92			
Sp-Asmnt	4.00							

MOBILE HOME ACCT: 23-0231 TITLE: 3300353957 1994 COMMODORE

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
377	7	2026-08-25	TMBB LLC	6WD *	0	4000	2570
208	1	2019-05-31	WINGFIELD THOMAS A ETAL	1WD *	0	3510	1570
564	1	2012-12-10	MILLER SHANNON R	1WD	41000	4110	2430
220	1	2009-07-31	WINGFIELD THOMAS A ETAL	1QC *	0	3140	6290
51	1	2009-02-19	HARDIN CO COMMISSIONERS	1QC *	0	3140	6290
139	1	2008-03-24	COCHRAN CYRIL J JR	1WD	10000	2970	6110
254	2	2007-07-12	SELLARS DIANA G	2CT *	0	2970	6110

Year	Land	Bldg	Total	Net Tax
2022	1290	550	1840	67.50
2021	1290	550	1840	73.26

project		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			



311 N PATTERSON ST 45843

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	MH/LRE	* 0	14X76	1064			1994AV	0			0
2	P	*MH CAN0	6X44	264			1974AV	0			0
3	Garage		16X24	384		D	1974AV	7370	.65		2710
4	P	*MH PAT0	6X44	264			1974AV	0			0

	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: 2015-01-30 Lister: 23-060070.0000-v082020R