JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-090009.0000 RES
C29 2026

sale

2023 GESSNER DANIEL A	2015-12-21	
2024 GESSNER DANIEL A	2015-12-21	
2025 GESSNER DANIEL A	2015-12-21	
2026 GESSNER DANIEL A	2015-12-21 P-H PT 79.97 X 160 OL 2	
602 S PATTERSON ST	1WD .28A	
	$0	
FOREST OH 45843		

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

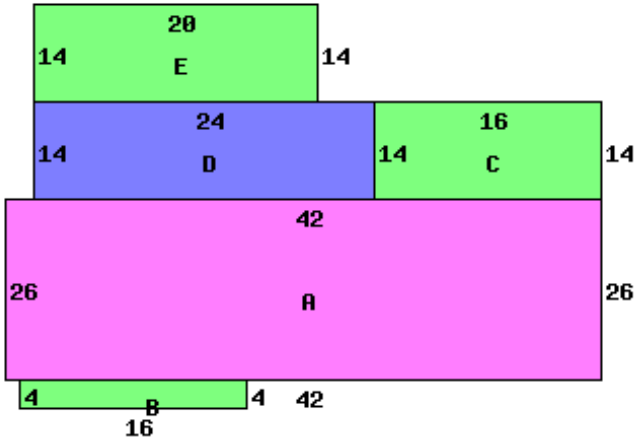
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres	.2800	.2800	.2800	.2800	.2800			
Land100%	6570	6570	6570	6570		6570	7600	7600
Bldg100%	64660	64660	64660	64660		64660	89260	89270
Totl100%	71230t	71230t	71230t	71230t		71230t	96860t	96870t
Cauv100%								
Tax Value:								
Land 35%	2300	2300	2300	2300		2300	2660	2660
Bldg 35%	22630	22630	22630	22630		22630	31240	31240
Totl 35%	24930t	24930t	24930t	24930t		24930t	33900t	33900t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	792.78	802.26	801.08	801.08	801.08			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1092		a	*MAIN
	OFP	P		64	1920	b	PORCH
	PAT	P		224	670	c	PORCH
	F	G		336	8060	d	GRAGE
	CAN	P		280	2240	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
499	1	2015-12-21	GESSNER DANIEL A	1WD	*	0	6710	41830
603	1	2008-12-15	GESSNER DANIEL A & LENOR	1WD		48500	5170	50000
438	1	2008-12-01	FINTEL PATRICIA H	1AF	*	0	5170	50000
296	1	2004-07-07	FINTEL PATRICIA H	1WD	*	0	4490	46230
295	2	2004-07-07	BAKER CHARLES C	2WD	*	0	4490	46230
452	2	1998-10-16	BAKER CHARLES C REVOC TR	2WD	*	0	4970	28660

Year	Land	Bldg	Total	Net Tax
2022	2120	20550	22670	831.48
2021	2120	20550	22670	902.56

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



602 S PATTERSON ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1092	105050
	Subtotal			105050
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Garages and Carports	8060
Floor/Hardwood	X	Extra Features	4830
Floor/Carpet	X	Total Value	117940
Number of Rooms	5		
Bedrooms	3	PUB PAVED ST/RD	
Central Heat	A	Neighborhood:	
ELECTRIC		Code:	2300
Plumbing		Dwl/Gar/NC%	1.4500
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		1092		C-	1960AV	106150	.42		89270

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		80.00	160	103	92	95	7600	7600

Call Back: Sign: PSN Date: 2014-11-20 Lister:

23-090009.0000-v082020R