

JACKSON TWP
FOREST CORP

00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-090028.0000
F83.02

COM
2025

Sale		Eff Rate: 43.17 40.56 40.99 40.97 a/r					
2022 ARC DGFSTOH00L LLC	2011-12-13	Tax Year	2022	2023	2024	2025	CAMA
2023 ARC DGFSTOH00L LLC	2011-12-13	Prop Cls	420	420	420	420	420
2024 ARC DGFSTOH00L LLC	2011-12-13	Acres	1.4560	1.4560	1.4560	1.4560	
2025 ARC DGFSTOH00L LLC	2011-12-13 PT NE4 SE4 S7 1.456A	Land100%	17060	17310	17310	17310	20760
704 S MADRIVER ST	1WD	Bldg100%	354200	375460	375460	375460	450560
FOREST OH 45843	\$938,650	Totl100%	371260t	392770t	392770t	392770t	471320t
		Cauv100%					
		Tax Value:					
	Orig Tax Year 2011	Land 35%	5970	6060	6060	6060	7270
	Parent: 20-150023.0000	Bldg 35%	123970	131410	131410	131410	157700
		Totl 35%	129940t	137470t	137470t	137470t	164960t
		Hmstd35%					
		Owner Oc					
		Hmstd RB					
		Net Tax	5609.10	5576.44	5635.28	5631.74	
		Sp-Asmnt	480.00	484.00	480.00	480.00	

Sale#	#p	sale date	To	ARC	DGFSTOH00L LLC	Type/Invalid?	Sale\$	co:land	co:bldg
558	1	2011-12-13				1WD	938650	21830	333600
Year		Land	Bldg		Total	Net Tax			
2021		5970	123970		129940	5819.30			
2020		5970	123970		129940	5830.20			
p r o j e c t							ben acres	/ %	factor
500		HARDIN COUNTY LANDFILL			XA/2025				
921		BLANCHARD RIVER MAINT			XA/2023				

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PUB PAVED ST/RD		704 S MADRIVER ST 45843										
Neighborhood:		Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Code:		1 DISCOUNT		FtxFt	9082	59.41	C	Cond	Value	Dpr	Dpr	Value
Dwl/Gar/NC%		2 Paving			15000	1.80	C	2010AV	449650	.20		431660
lot/hmsite%								2010AV	22500	.30		18900
res-ag:lnd%			acres/	effective	depth	actual	effective	extended	value	value		true
ag-t:c/p/w%			frontage	frontage	depth	factor	rate	rate	value	value		value
ag-t:other%			1.0000						15000	18000		
ag:outbldg%			.4560				5000		2300	2760		