

JACKSON TWP
FOREST CORP

00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-100003.0000
G18

RES
2025

sale

Eff Rate:- 40.15 — 34.89 — 35.26 — 35.21 — a/r

2022	BMAR HOLDINGS LLC	2018-02-20	
2023	BMAR HOLDINGS LLC	2018-02-20	
2024	BMAR HOLDINGS LLC	2018-02-20	
2025	BMAR HOLDINGS LLC	2018-02-20	BLK 1 3-5
	302 SMITH ST	1SH	
	FOREST OH 45843	\$30,500	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	9800	10540	10540	10540	10530
Bldg100%	63000	69200	69200	69200	69190
Totl100%	72800t	79740t	79740t	79740t	79720t
Cauvl00%					
Tax Value:					
Land 35%	3430	3690	3690	3690	3690
Bldg 35%	22050	24220	24220	24220	24220
Totl 35%	25480t	27910t	27910t	27910t	27900t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	934.54	887.54	898.14	896.82	
Sp-Asmnt	18.00	30.00	18.00	18.00	

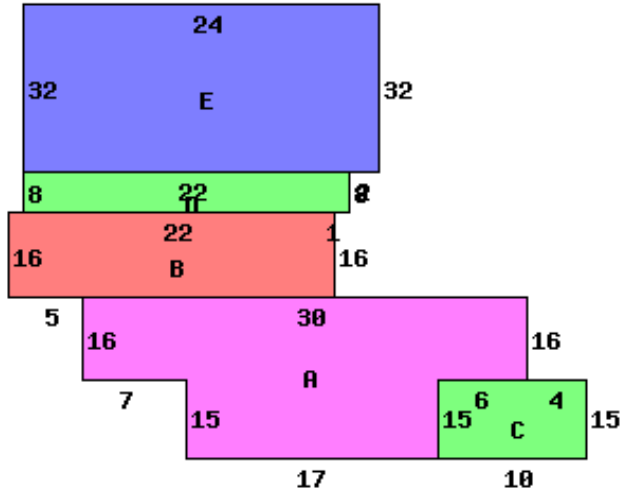
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F/C	M		735			ADDTN
1	F/C	A		352			ADDTN
	OFF	P		150	4500		PORCH
	OBW	P		176	5280		PORCH
	F2	G		768	18430		GRAGE

#: 4 & 5, L/W
231000040000
231000050000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
63	1	2018-02-20	BMAR HOLDINGS LLC	1SH	30500	9310	48940
581	1	2003-12-19	THACKER SHAWN N & KRISTI	1WD *	0	9600	47200

Year	Land	Bldg	Total	Net Tax
2021	3430	22050	25480	1014.44
2020	3430	22050	25480	1016.70

project	ben acres	%	factor
921 BLANCHARD RIVER MAINT			
500 HARDIN COUNTY LANDFILL			



302 SMITH ST 45843

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level	Main	FRAME	1087 104570
	Full Upper	FRAME	735 55490
	Subtotal		160060
Metal	Roof	GABLE	
Plaster/Drywall	X X		Garages and Carports 18430
Panelled Wall	X		Extra Features 9780
Floor/Carpet	X X		Total Value 188270
Number of Rooms	4 3		
Bedrooms	3		PUB PAVED ST/RD
			PUB SIDEWALK
Central Heat	A		Neighborhood:
FORCED AIR			Code: 2300
Plumbing			Dwl/Gar/NC% 1.0500
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	2 F/C	FtxFt	Area	Grade	Cond	Value	Dpr Dpr
		1822		C	OLD/FR	188270	.65 69190
front lot	acres/	effective	depth	depth	effective	extended	true
	frontage	frontage	factor	actual	rate	value	value
		135.00	145	98	80	78	10530 10530