JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-100083.0000 RES
F39 2026

sale

2023	GARDNER S KRISTINE	S	1999-03-19
2024	GARDNER S KRISTINE	S	1999-03-19
2025	GARDNER S KRISTINE	S	1999-03-19
2026	GARDNER S KRISTINE	STE	1999-03-19 BLK 22 1-2 PT
	306 S MAD RIVER ST		1CT
			$0
	FOREST OH 45843		

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

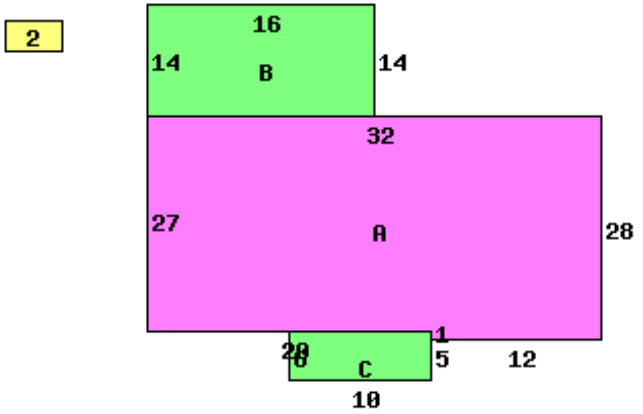
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4260	4260	4260	4260		4260	4910	4900
Bldg100%	44200	44200	44200	44200		44200	61030	61040
Totl100%	48460t	48460t	48460t	48460t		48460t	65940t	65940t
Cauv100%								
Tax Value:								
Land 35%	1490	1490	1490	1490		1490	1720	1720
Bldg 35%	15470	15470	15470	15470		15470	21360	21360
Totl 35%	16960t	16960t	16960t	16960t		16960t	23080t	23080t
Hmstd35%								
Owner Oc	13.10	13.08	13.06	13.06	13.06			
Hmstd RB								
Net Tax	526.24	532.70	531.92	531.92	531.92			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	CB	M		876		a	*MAIN
	EFP	P		224	8960	b	PORCH
	DK	P		60	900	c	PORCH

Sale#	#p	sale date	To		Type/Invalid?	Sale$	co:land	co:bldg
109	1	1999-03-19	GARDNER S KRISTINE	STEP	1CT *	0	3090	16540
397	0	1988-06-01			*	0	0	12800

Year	Land	Bldg	Total	Net Tax
2022	1370	12630	14000	501.32
2021	1370	12630	14000	544.00

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



306 S MAD RIVER ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	876	99850
	Subtotal			99850
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Heating	-1000
Floor/Hardwood	X	Extra Features	9860
Number of Rooms	4	Total Value	108710
Bedrooms	2		
		PUB PAVED ST/RD	
Plumbing		PUB SIDEWALK	
Standard	1		
		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	DWELLING	1 CB		876		D	OLD/AV	86970	.55		56750
2	Garage		22X20	440		D	OLD/AV	8450	.65		4290

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		70.00	88	76	92	70	4900	4900

Call Back: Sign: PSN Date: 2015-02-16 Lister:

23-100083.0000-v082020R