JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-100098.0000 RES
B133 2026

sale

2023 LAMB VIVIAN R	2008-10-24	
2024 LAMB VIVIAN R	2008-10-24	
2025 BURTON KEVIN K & ANIT	2024-09-24	
2026 BURTON KEVIN K & ANITA	2024-09-24	BLK 24 6
312 S PATTERSON ST	1FD	
	$60,000	
FOREST OH 45843		

2027 INTERSTATE REALTY HOLDI	2025-02-18	
312 S PATTERSON ST	1WD	
FOREST OH 45843		

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

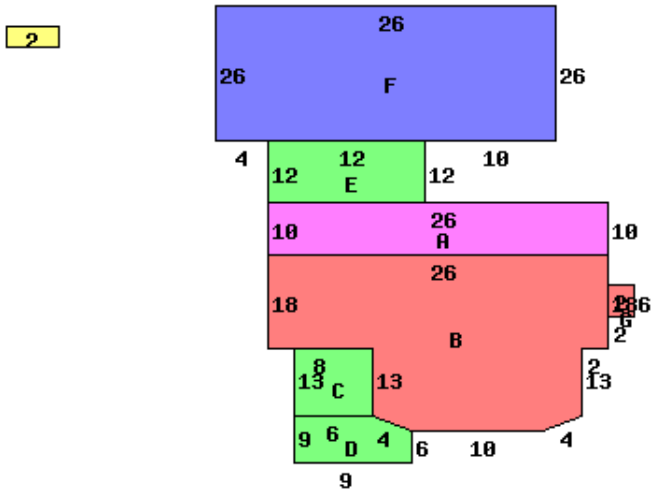
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4000	4000	4000	4000		4000	4600	4600
Bldg100%	105690	105690	105690	105690		105690	145970	145960
Totl100%	109690t	109690t	109690t	109690t		109690t	150570t	150560t
Cauv100%								
Tax Value:								
Land 35%	1400	1400	1400	1400		1400	1610	1610
Bldg 35%	36990	36990	36990	36990		36990	51090	51090
Totl 35%	38390t	38390t	38390t	38390t		38390t	52700t	52700t
Hmstd35%								
Owner Oc	29.64	29.60						
Hmstd RB	284.54	307.78						
Net Tax	906.64	898.00	1233.58	1233.58	1233.58			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		260		a	*MAIN
2	F/C	A		715		b	ADDTN
	EFP	P		78	3120	c	PORCH
	OFP	P		77	2310	d	PORCH
	EFP	P		144	5760	e	PORCH
	F2	G		676	16220	f	GRAGE
1	F	A		12		g	ADDTN

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
63	1	2025-02-18	INTERSTATE REALTY HOLDING	1WD		75000	4000	105690
83	1	2025-02-18	BURTON ANITA L	1AF	*	0	4000	105690
409	1	2024-09-24	BURTON KEVIN K & ANITA L	1FD		60000	4000	105690
389	1	2008-10-24	LAMB VIVIAN R	1CT	*	0	5250	50700
240	1	1997-06-16	LAMB MARVIN E & VIVIAN R	1WD	*	0	5510	25740
107	1	1997-03-27	BENNER VIVIAN R	1AF	*	0	5510	25740
966	1	1995-10-05	BENNER RUSSEL EDWARD & V	1WD	*	0	5510	25400

Year	Land	Bldg	Total	Net Tax
2022	1290	27660	28950	723.34
2021	1290	27660	28950	784.96

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



312 S PATTERSON ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	987	103620
	Full Upper	FRAME	715	53980
	Subtotal			157600
Metal	Roof	GABLE		

B 1 2 U A			
Plaster/Drywall	P P	Plumbing	1400
Floor/Pine	X X	Garages and Carports	16220
Floor/Carpet	X X	Extra Features	11190
Number of Rooms	4 3	Total Value	186410
Bedrooms	1 2		
		PUB PAVED ST/RD	
Central Heat	A	PUB SIDEWALK	
ELECTRIC			
Plumbing		Neighborhood:	
Standard	1	Code:	2300
Extra 2 Fixture	1	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 F/C		1702		C	OLD/GD	186410	.40	.10	145960
2	Shed	*PP F	10X12	120			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	150	100	92	92	4600	4600

Call Back: Sign: PSN Date: 2015-03-24 Lister:

23-100098.0000-v082020R