

JACKSON TWP
FOREST CORP

00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-100155.0000
C09

RES
2025

sale

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

2022 WBML PROPERTIES LLC	2021-08-23
2023 WBML PROPERTIES LLC	2021-08-23
2024 WBML PROPERTIES LLC	2021-08-23
2025 WBML PROPERTIES LLC	2021-08-23 BLK 30 10
509 S PATTERSON ST	1SH
FOREST OH 45843	\$36,667

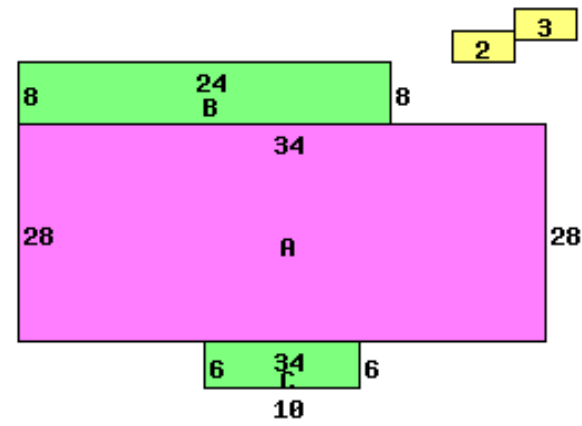
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3540	3830	3830	3830	3840
Bldg100%	49370	62230	62230	62230	62220
Totl100%	52910t	66060t	66060t	66060t	66060t
Cauv100%					
Tax Value:					
Land 35%	1240	1340	1340	1340	1340
Bldg 35%	17280	21780	21780	21780	21780
Totl 35%	18520t	23120t	23120t	23120t	23120t
Hmstd35%					
Owner Oc	16.08				
Hmstd RB					
Net Tax	663.18	735.22	744.00	742.90	
Sp-Asmnt	18.00	22.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		952			
	DK	P		192	2880	b	PORCH
	OP	P		60	1800	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
431	1	2021-08-23	WBML PROPERTIES LLC	1SH	36667	3540	49370
197	1	1998-04-15	CLARK CRAIG L	1WD	46200	4310	16290
1057	0	1986-12-22		*	18000	0	17200

Year	Land	Bldg	Total	Net Tax
2021	1240	17280	18520	719.64
2020	1240	17280	18520	721.28

project
921 BLANCHARD RIVER MAINT XA/2023
500 HARDIN COUNTY LANDFILL XA/2025



509 S PATTERSON ST 45843

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value		
Floor Level	Main	952	99940		
	Subtotal		99940		
Shingle	Roof				
Plaster/Drywall	D	Extra Features	4680		
Floor/Pine	X	Total Value	104620		
Floor/Carpet	X				
Number of Rooms	6	PUB PAVED ST/RD			
Bedrooms	2	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	1 F	PtxFt	Rate	Grade	Cond	Dpr	Dpr	Value
2 Garage	CB 0	24X16	384	D+	1958GD	.37		58830
3 Shed	*PP	6X8	48	C	OLD/AV	.65		3390
					1999AV	0		0
front lot	acres/	effective	depth	depth	actual	effective	extended	true
	frontage	frontage	factor	factor	rate	rate	value	value
	48.0000	48.00	150	100	80	80	3840	3840