JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-110055.0000 RES
D93 2026

sale

2023 WALTER TODD	2010-05-05
2024 WALTER TODD	2010-05-05
2025 WALTER TODD	2010-05-05
2026 WALTER TODD	2010-05-05 BLK 33 2
407 SANDUSKY AVE	1QC
	$0
FOREST OH 45843	

Orig Tax Year 1996
Parent: 23-110051.0000

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%	5710	5710	5710	5710		5710	6540	6530
Bldg100%	59260	59260	59260	59260		59260	81830	81820
Totl100%	64970t	64970t	64970t	64970t		64970t	88370t	88350t
Cauv100%								
Tax Value:								
Land 35%	2000	2000	2000	2000		2000	2290	2290
Bldg 35%	20740	20740	20740	20740		20740	28640	28640
Totl 35%	22740t	22740t	22740t	22740t		22740t	30930t	30920t
Hmstd35%								
Owner Oc	17.56	17.54	17.50	17.50	17.50			
Hmstd RB								
Net Tax	705.56	714.22	713.22	713.22	713.22			
Sp-Asmnt	22.00	18.00	18.00	18.00				

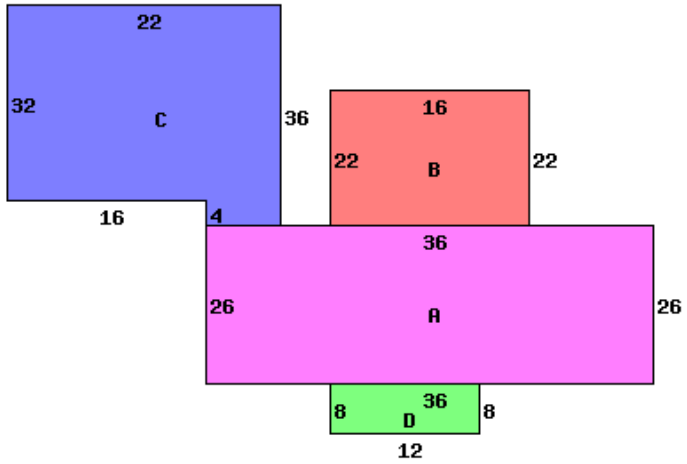
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		936		a	*MAIN
1	F/C	A		352		b	ADDTN
	F2	G		728	17470	c	GRAGE
	DK	P		96	1440	d	PORCH

L/C CHRISTIAN M LAWRENCE 12-19-18 $60,000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
159	1	2010-05-05	WALTER TODD	1QC *	0	3030	55110
109	1	2008-03-19	KNEISELY SHARON	1CT *	0	2800	52540
258	1	2004-06-16	KNEISELY JAY E	1CT *	0	2540	51170

Year	Land	Bldg	Total	Net Tax
2022	1850	14250	16100	576.52
2021	1850	14250	16100	625.60

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



407 SANDUSKY AVE 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1288	106480
	Subtotal			106480
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Garages and Carports	17470
Floor/Pine	X	Extra Features	1440
Floor/Carpet	X	Total Value	125390
Number of Rooms	5		
Bedrooms	2	PUB PAVED ST/RD	
		PUB SIDEWALK	
Central Heat	A		
ELECTRIC		Neighborhood:	
Plumbing		Code:	2300
Standard	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		1288		C	OLD/AV	125390	.55		81820

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		75.00	135	95	92	87	6530	6530

Call Back: Sign: PSN Date: 2015-01-15 Lister:

23-110055.0000-v082020R