JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-120071.0000 RES
B59 2026

sale

2023 MANFRE CRYSTAL M & AN	2022-02-11	
2024 MANFRE CRYSTAL M & AN	2022-02-11	
2025 MANFRE CRYSTAL M & AN	2022-02-11	
2026 MANFRE CRYSTAL M & ANTH	2022-02-11	BLK 49 GORMLEY E 2/3 1-3
303 E ZIMMERMAN ST	1QC	
	$0	
FOREST OH 45843		

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

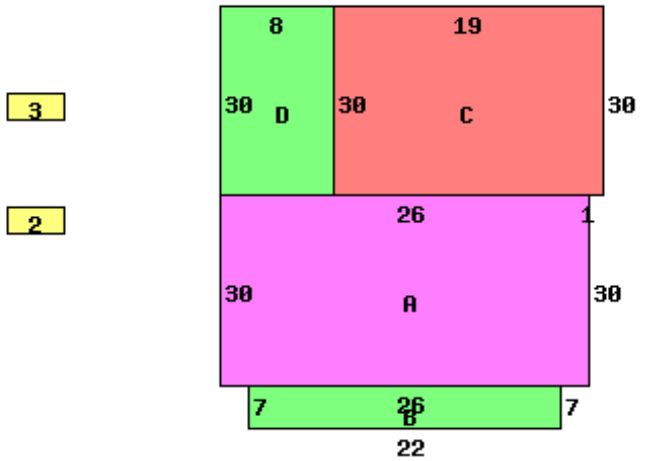
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	8000	8000	8000	8000		8000	9200	9200
Bldg100%	87060	87060	87060	87060		87060	114090	114080
Totl100%	95060t	95060t	95060t	95060t		95060t	123290t	123280t
Cauv100%								
Tax Value:								
Land 35%	2800	2800	2800	2800		2800	3220	3220
Bldg 35%	30470	30470	30470	30470		30470	39930	39930
Totl 35%	33270t	33270t	33270t	33270t		33270t	43150t	43150t
Hmstd35%								
Owner Oc	25.68	25.66	25.60	25.60	25.60			
Hmstd RB								
Net Tax	1032.32	1044.96	1043.46	1043.46	1043.46			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		780		a	*MAIN
	OFP	P		154	4620	b	PORCH
1	F	A		570		c	ADDTN
	OFP	P		240	7200	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
83	1	2022-02-11	MANFRE CRYSTAL M & ANTHON	1QC *	0	7340	64370
8	1	2022-01-05	MANFRE CRYSTAL M	1AF *	0	7340	64370
128	1	2012-04-03	VASSIL THEODORE C &	1AF *	0	8200	39000
127	1	2012-04-03	VASSIL THEODORE C	1AF *	0	8200	39000
415	1	2003-07-18	VASSIL THEODORE C & SHAR	1WD	69900	9000	40940

Year	Land	Bldg	Total	Net Tax
2022	2570	22530	25100	585.48
2021	2570	22530	25100	635.34

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



303 E ZIMMERMAN ST 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1350	108200
	Part Upper	FRAME	780	35310
	Subtotal			143510
Shingle	Roof	GABLE		

B 1 2 U A			
Plaster/Drywall	X X	Air Conditioning	2340
Panelled Wall	X	Extra Features	11820
Unfinished Wall	X	Total Value	157670
Floor/Hardwood	X X		
Floor/Concrete	X	PUB PAVED ST/RD	
Number of Rooms	1 3 3	PUB SIDEWALK	
Bedrooms	3		
		Neighborhood:	
Central Heat	A	Code:	2300
FORCED AIR		Dwl/Gar/NC%	1.4500
Central A/C	X		
Plumbing			
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value		
1	DWELLING	1H F/C		2130		C-	OLD/AV	141900	.55		92590		
2	Garage		20X22	440		C	1992AV	10560	.65		5360		
3	Pole Build		24X64	1536		C	2013AV	23040	.30		16130	ELECTRIC	CONCRET FL

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	100.0000	100.00	150	100	92	92	9200	9200

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

23-120071.0000-v082020R