

JACKSON TWP
FOREST CORP

00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-140002.0000
B145

RES
2025

sale

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

| | |
|-----------------------|-----------------------|
| 2022 CALDWELL HEATHER | 2014-02-24 |
| 2023 CALDWELL HEATHER | 2014-02-24 |
| 2024 CALDWELL HEATHER | 2014-02-24 |
| 2025 CALDWELL HEATHER | 2014-02-24 BLK 16 2 9 |
| 105 S PATTERSON ST | LWD |
| FOREST OH 45843 | \$5,000 |

| | | | | | |
|------------|-------|-------|-------|-------|-------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 510 |
| Acres | | | | | |
| Land100% | 3600 | 3890 | 3890 | 3890 | 3890 |
| Bldg100% | 3170 | 4110 | 4110 | 0 | |
| Totl100% | 6770t | 8000t | 8000t | 3890t | 3890t |
| Cauvl00% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 1260 | 1360 | 1360 | 1360 | 1360 |
| Bldg 35% | 1110 | 1440 | 1440 | 0 | 0 |
| Totl 35% | 2370t | 2800t | 2800t | 1360t | 1360t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 86.94 | 89.04 | 90.10 | 43.70 | |
| Sp-Asmnt | 18.00 | 26.00 | 18.00 | 18.00 | |

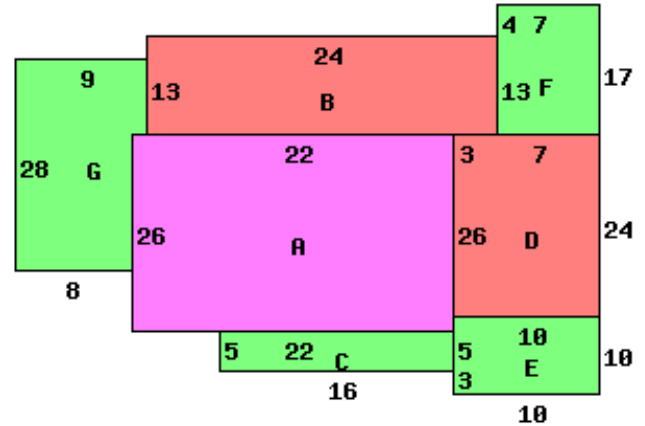
| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
| 1 Q | F/C | M | | 572 | | a | *MAIN |
| 1 | F/C | A | | 312 | | b | ADDTN |
| | FFP | P | | 80 | 3200 | c | PORCH |
| 1 | F/C | A | | 240 | | d | ADDTN |
| | OFF | P | | 100 | 3000 | e | PORCH |
| | FFP | P | | 119 | 4760 | f | PORCH |
| | FFP | P | | 234 | 9360 | g | PORCH |

#: 3, L/W
2009 BOR set house value at 33,070
3-3-2015 INTERIOR IS TORN UP DUE TO FIRE
231400030000

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| 85 | 1 | 2014-02-24 | CALDWELL HEATHER | LWD | 5000 | 4000 | 5170 |
| 68 | 7 | 2015-02-12 | WHITAKER CHARLES | 7AF * | 0 | 4000 | 5170 |
| 90 | 1 | 2006-02-15 | WHITAKER CHARLES & LILLI | LWD | 17000 | 4860 | 42770 |
| 495 | 1 | 2005-07-27 | WACHOVIA BANK OF DELAWAR | LSD | 24200 | 4430 | 42510 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|------|-------|---------|
| 2021 | 1260 | 1110 | 2370 | 94.36 |
| 2020 | 1260 | 1110 | 2370 | 94.56 |

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



105 S PATTERSON ST 45843

| | | |
|---------------------------|------------------------|--------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS | |
| Story Height 1Q | Sq-Ft | Value |
| Floor Level | 1124 | 103730 |
| Main | FRAME | |
| Qtr Story | FRAME | 572 9640 |
| Subtotal | | 113370 |
| Shingle | Roof | GABLE |
| Plaster/Drywall | X | X |
| Floor/Pine | X | X |
| Number of Rooms | 8 | 1 |
| Bedrooms | 2 | |
| Plumbing | | PUB PAVED ST/RD |
| Standard | 1 | |
| | | Neighborhood: |
| | | Code: 2300 |
| | | Dwl/Gar/NC% 1.0500 |

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy Fnc | True |
|------------|-----------|--------|-------|-----------|-----------|----------|-------|
| 1 DWELLING | * QF/C | FtxFt | Area | Grade | Cond | Dpr Dpr | Value |
| | | 1124 | | D+ | OLD/FR | 0 | 0 |
| front lot | effective | depth | depth | actual | effective | extended | true |
| | frontage | factor | rate | rate | rate | value | value |
| | 59.00 | 105 | 83 | 80 | 66 | 3890 | 3890 |