

JACKSON TWP
FOREST CORP

00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-170011.0000
B128

RES
2025

sale

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

2022 FARMER JAMES A ETAL	2010-12-02
2023 MCKEAN BREANN M	2022-05-18
2024 MCKEAN BREANN M	2022-05-18
2025 MCKEAN BREANN M	2022-05-18
2025 MCKEAN BREANN M	2022-05-18 BLK 17 9
212 S PATTERSON ST	1FD
FOREST OH 45843	\$40,000

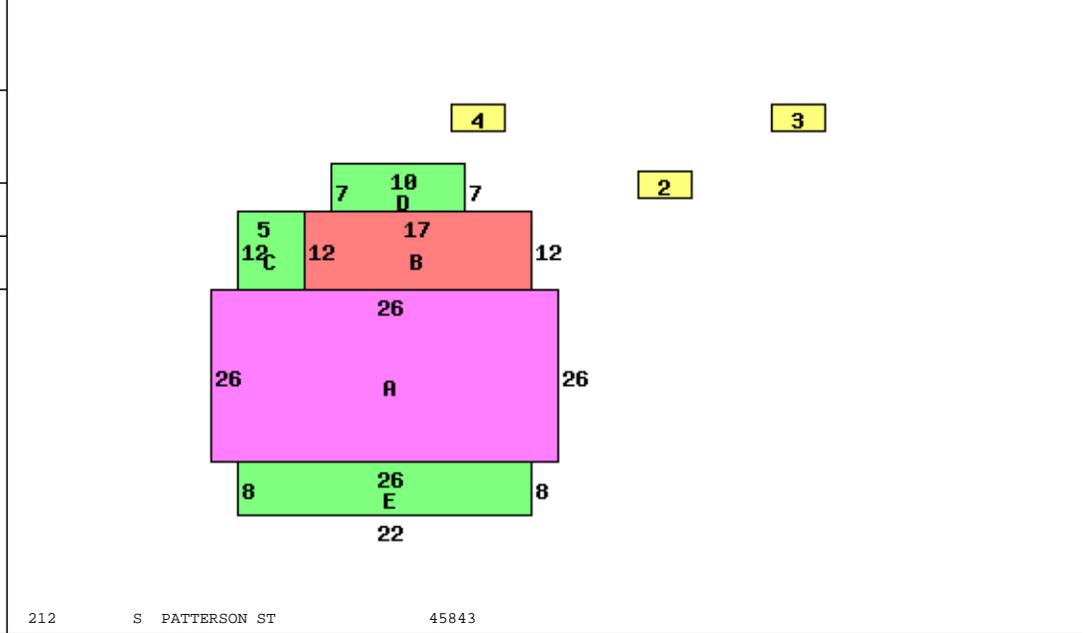
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	3690	4000	4000	4000	4000
Bldg100%	80740	100030	100030	100030	100040
Totl100%	84430t	104030t	104030t	104030t	104040t
Cauv100%					
Tax Value:					
Land 35%	1290	1400	1400	1400	1400
Bldg 35%	28260	35010	35010	35010	35010
Totl 35%	29550t	36410t	36410t	36410t	36410t
Hmstd35%	29220				
Owner Oc	25.36				
Hmstd RB	313.34				
Net Tax	745.10	1157.86	1171.66	1169.96	
Sp-Asmnt	18.00	22.00	18.00	18.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		676			
1	F/C	A		204		b	ADDTN
	OP	P		60	1800	c	PORCH
	EPF	P		70	2800	d	PORCH
	OP	P		176	5280	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
238	1	2022-05-18	MCKEAN BREANN M	1FD	40000	3690	80740
237	1	2022-05-18	MCKEAN BREANN M	LWD	80000	3690	80740
240	1	2022-05-18	MCKEAN BREANN M	1QC *		3690	80740
121	1	2022-03-09	WISECUP JEAN A ETAL	1AF *	0	3690	80740
463	1	2010-12-02	FARMER JAMES A ETAL	1QC *	0	5260	48570

Year	Land	Bldg	Total	Net Tax
2021	1290	28260	29550	808.60
2020	1290	28260	29550	810.36

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



212 S PATTERSON ST 45843

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME 880 100300
Full Upper	FRAME 676 52560
Basement	169 3560
Subtotal	156420
Metal	Roof HIP
Plaster/Drywall	P P Air Conditioning 2900
Panelled Wall	X Extra Features 9880
Unfinished Wall	X Total Value 169200
Floor/Hardwood	X X
Floor/Carpet	X X PUB SIDEWALK
Number of Rooms	1 4 3
Bedrooms	3 Neighborhood:
Central Heat	A Code: 2300
FORCED AIR	Dwl/Gar/NC% 1.0500
Central A/C	A
Plumbing	
Standard	1

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F		Rate	Cond	Value	Dpr	Dpr	Value
2 Garage	CB 0	20X18	1556	C-	152280	.40		95940
3 Shed		12X16	360	C	8640	.65		3180
4 Shed	*PP	10X14	192	D	2004AV	.50		920
			140	OLD/	0			0
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
		50.00	150	100	80	4000	4000	

Call Back: Sign: PSN Date: 2015-03-24 Lister: 23-170011.0000-v082020R