JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-190018.0000 RES
H10 2026

sale

2023 ILER LIANA M	2019-06-09	
2024 ILER LIANA M	2019-06-09	
2025 ILER LIANA M	2019-06-09	
2026 ILER LIANA M	2019-06-09	PT SE 1/4 TRACT 10 6
406 WELLS RD	1AF	
	$0	
FOREST OH 45843		

2028 HIGGINS JAYSON C	2026-10-07	
406 WELLS RD	1WD	
FOREST OH 45843		

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

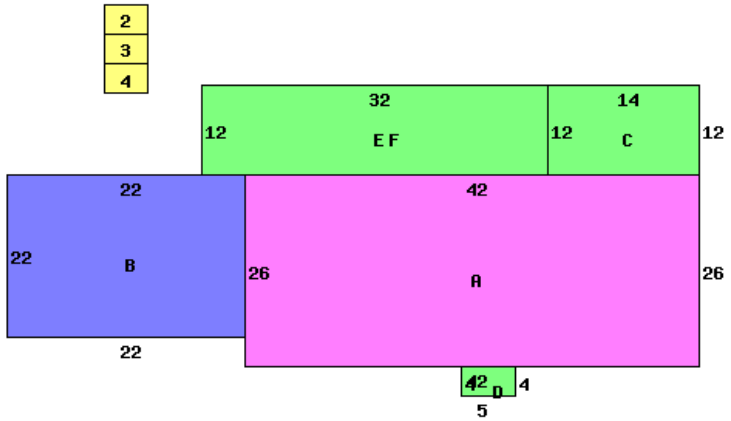
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	12140	12140	12140	12140		12140	13890	13880
Bldg100%	125430	125430	125430	125430		125430	172630	172620
Totl100%	137570t	137570t	137570t	137570t		137570t	186510t	186500t
Cauv100%								
Tax Value:								
Land 35%	4250	4250	4250	4250		4250	4860	4860
Bldg 35%	43900	43900	43900	43900		43900	60420	60420
Totl 35%	48150t	48150t	48150t	48150t		48150t	65280t	65270t
Hmstd35%	45270	45270	45270	45270		45270	61410	
Owner Oc	34.94	34.90	34.84	34.84	34.84	hmstd 4250 l	41020 b	
Hmstd RB	284.54	307.78	318.32	318.32	318.32			
Net Tax	1211.70	1206.78	1194.04	1194.04	1194.04			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1092		a	*MAIN
	F	G		484	11620	b	GRAGE
	PAT	P		168	500	c	PORCH
	STP	P		20	80	d	PORCH
	PAT	P		384	1150	e	PORCH
	CAN	P		384	3070	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
407	1	2026-10-07	HIGGINS JAYSON C	1WD		213000	12140	125430
311	1	2019-06-09	ILER LIANA M	1AF	*	0	10630	80600
179	1	2010-05-14	ILER WILLIAM A & LIANA M	1SD	*	0	9400	85860
120	1	2009-04-09	ILER WILLIAM A	1WD		119900	9400	85860
281	1	2001-06-26	ELWOOD EDITH E	1CT	*	0	8230	62660

Year	Land	Bldg	Total	Net Tax
2022	3910	36390	40300	1131.84
2021	3910	36390	40300	1228.28

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



406 WELLS RD 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1092	105050
	Basement		1092	20360
	Subtotal			125410
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	546 sq ft	Basement Finish	6020
Panelled Wall	X		Garages and Carports	11620
Unfinished Wall	X		Extra Features	4800
Floor/Hardwood	X		Total Value	147850
Floor/Carpet	X X			
Floor/Concrete	X		PUB PAVED ST/RD	
Number of Rooms	1 5			
Bedrooms	2		Neighborhood:	
			Code:	2300
Central Heat	A		Dwl/Gar/NC%	1.4500
ELECTRIC				
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	1 B F		1638		C	1963VG	147850	.25		160790
2	Lean-To		14X26	364		D	1987AV	2330	.65		820
3	Garage		28X30	840		C	1987AV	20160	.65		10230
4	P	RFX0	8X28	224		C	1992AV	2240	.65		780

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		125.00	335	121	92	111	13880	13880

Call Back: Sign: PSN Date: 2015-04-10 Lister: 23-190018.0000-v082020R