JACKSON TWP
FOREST CORP 00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-190020.0000 RES
H04 2026

sale

2023 GAULT LARRY J & JOANN	2018-07-16	
2024 GAULT LARRY J & JOANN	2018-07-16	
2025 GAULT LARRY J & JOANN	2018-07-16	
2026 GAULT LARRY J & JOANNA	2018-07-16	PT SE 1/4 TRACT 4 6
504 WELLS ROAD	1WD	
	$78,000	
FOREST OH 45843		

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

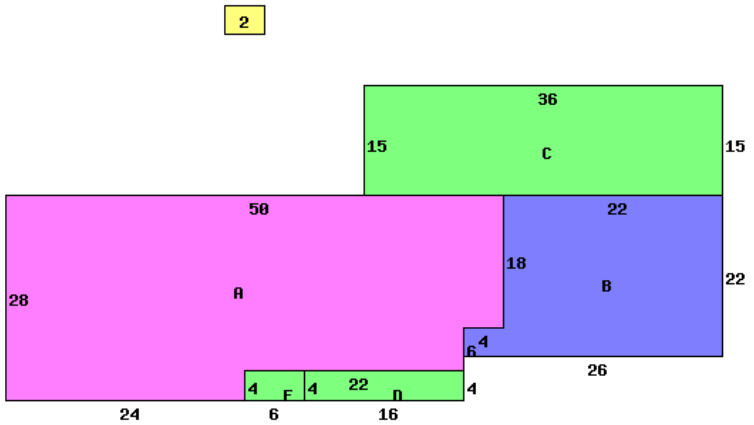
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	12140	12140	12140	12140		12140	13890	13880
Bldg100%	100830	100830	100830	100830		100830	139000	138990
Totl100%	112970t	112970t	112970t	112970t		112970t	152890t	152870t
Cauv100%								
Tax Value:								
Land 35%	4250	4250	4250	4250		4250	4860	4860
Bldg 35%	35290	35290	35290	35290		35290	48650	48650
Totl 35%	39540t	39540t	39540t	39540t		39540t	53510t	53500t
Hmstd35%	39310	39310	39310	39310		39310	53270	
Owner Oc	30.34	30.30	30.26	30.26	30.26	hmstd 4250 l	35060 b	
Hmstd RB								
Net Tax	1227.04	1242.10	1240.28	1240.28	1240.28			
Sp-Asmnt	22.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1272		a	*MAIN
	F2	G		500	12000	b	GRAGE
	PAT	P		540	1620	c	PORCH
	RFX	P		64	640	d	PORCH
	STP	P		24	100	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
343	1	2018-07-16	GAULT LARRY J & JOANNA E	1WD		78000	10630	27510
547	1	2015-10-15	SCOTT HENRY S JR & BARBAR	1FD		30000	12370	66060
405	1	2015-10-15	WEBB MICHAEL & BEACH KARE	1AF	*	0	12370	66060
537	2	2001-12-19	WEBB CAROLYN E TRUST	2WD	8	0	8230	53510
745	1	1992-08-06		1WD	*	0	0	46630

Year	Land	Bldg	Total	Net Tax
2022	3910	23000	26910	963.82
2021	3910	23000	26910	1045.86

p r o j e c t		ben acres	/ %	factor
921 BLANCHARD RIVER MAINT	XA/2023			
500 HARDIN COUNTY LANDFILL	XA/2025			



504 WELLS RD 45843

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1272	105160
	Basement		1272	23550
	Subtotal			128710
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2290
Unfinished Wall	X	Plumbing	1400
Floor/Hardwood	X	Garages and Carports	12000
Number of Rooms	1 4	Extra Features	2360
Bedrooms	2	Total Value	146760
Central Heat	A	PUB PAVED ST/RD	
ELECTRIC			
Central A/C	A	Neighborhood:	
Plumbing		Code:	2300
Standard	1	Dwl/Gar/NC%	1.4500
Extra 2 Fixture	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		1272		C	1965GD	146760	.35		138320
2	Shed		10X20	200		D	1987AV	1920	.65		670

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		125.00	334	121	92	111	13880	13880

Call Back: Sign: PSN Date: 2018-05-24 Lister:

23-190020.0000-v082020R