

JACKSON TWP
FOREST CORP

00220

Hardin County, Ohio
Michael T. Bacon, Auditor

23-190031.0000
H15

RES
2025

- sale

2022 MOWERY KENNETH & KARE
2023 MOWERY KENNETH & KARE
2024 MOWERY KENNETH & KARE
2025 MOWERY KENNETH & KAREN
310 WELLS ROAD
FOREST OH 45843

PT SE 1/4 TRACT 15 6

\$0

- Eff Rate: - 40.15 — 34.89 — 35.26 — 35.26 -

$$-a/r$$

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	11170	12140	12140	12140	12130
Bldg100%	106690	131230	131230	131230	131240
Tot100%	117860t	143370t	143370t	143370t	143370t

- Tax Value:

Land 35%	3910	4250	4250	4250	4250
Bldg 35%	37340	45930	45930	45930	45930
Totl 35%	41250t	50180t	50180t	50180t	50180t
Hmstd35%					
Owner Oc	35.80	38.74	38.68		
Hmstd RB					
Net Tax	1477.12	1557.00	1576.12		

Sp-Asmnt	18.00	22.00	18.00
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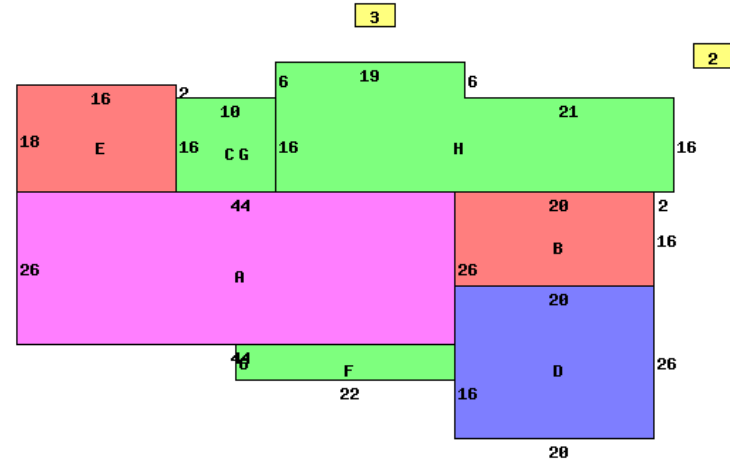
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1144		a	*MAIN
1	F/C	A		320		b	ADDTN
	DK	P		168	2490	c	PORCH
1	F2	G		520	12480	d	GRACE
	F/C	A		288		e	ADDTN
	OFF	P		132	3960	f	PORCH
	CAN	P		160	1280	g	PORCH
	DK	P		754	11310	h	PORCH

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a  *MAIN
b  ADDTN
c  PORCH
d  GRAGE
e  ADDTN
f  PORCH
g  PORCH
h  PORCH
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Net Tax	
1602.90	
1606.50	

Year	Land	Bldg	Total	Net Tax
2021	3910	37340	41250	1602.90
2020	3910	37340	41250	1606.50

project		ben acres	/ %	factor
21	BLANCHARD RIVER MAINT	XA/2023		
00	HARDIN COUNTY LANDFILL	XA/2024		



310	WELLS RD	45843
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Occupancy 1 Single Family

*DWELLING COMPUTATIONS

Story Height	1				
Floor Level		Main	FRAME	1752	127880
		Subtotal			127880

Shingle	B	Roof 1 2 U A	GABLE	
Plaster/Drywall	X		Air Conditioning	3050
Floor/Carpet	X		Plumbing	2100
Floor/Tile-Lino	L		Garages and Carports	12480
Number of Rooms	8		Extra Features	18950
Bedrooms	4		Total Value	164460

Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Central A/C	A	Neighborhood:	
Plumbing		Code:	2300
Standard	1	Dwl/Gar/NC%	1.0500
Extra 3 Fixture	1		

	Bldg Type
1	DWELLING
2	Shed
3	Pool

SHB+Cons	FtFt	Area	Rate	Grade	Cond	Value	Dpr	Dpr	Value
1 F/C		1752		C	1976VG	164460	.24		131240
*PP	8X10	80			OLD/	0			0
*PP		0			2019AV	0			0

front lot

acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
	125.00	335	121	80	97	12130	12130

Call Back:

Sign: PSN Date: 2018-06-29 Lister:

23-190031.0000-v082020R