

LYNN TWP  
UPPER SCIOTO SD

00260

Hardin County, Ohio  
Michael T. Bacon, Auditor

27-190001.0000  
M04

RES  
2023

sale

Eff Rate:- 48.85 — 48.21 — 45.67 — 37.90 — a/r

2020 FIFE WILLIAM A & ALTA	2002-05-24
2021 FIFE WILLIAM A & ALTA	2002-05-24
2022 FIFE WILLIAM A & ALTA	2002-05-24
2023 FIFE WILLIAM A & ALTA F	2002-05-24
7951 TR 106	2002-05-24 ORIG PT VAC ST 30-34
	1FD PT VAC ALLEY 12191 13362
ALGER OH 45812	\$50,000
	11.0-04-19-001

Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	6230	6230	6230	11600	11600
Bldg100%	74830	74830	74830	86710	86700
Totl100%	81060t	81060t	81060t	98310t	98300t
Cauv100%					

2024 FIFE ALTA F	2024-06-28
7951 TR 106	1CT
ALGER OH 45812	

Tax Value:					
Land 35%	2180	2180	2180	4060	4060
Bldg 35%	26190	26190	26190	30350	30340
Totl 35%	28370t	28370t	28370t	34410t	34410t
Hmstd35%	25330	25330	25330	28710	
Owner Oc	27.94	27.56	26.02	24.70	
Hmstd RB					
Net Tax	1232.80	1216.54	1153.02	1161.08	
Sp-Asmnt	26.73	26.74	26.73	29.49	

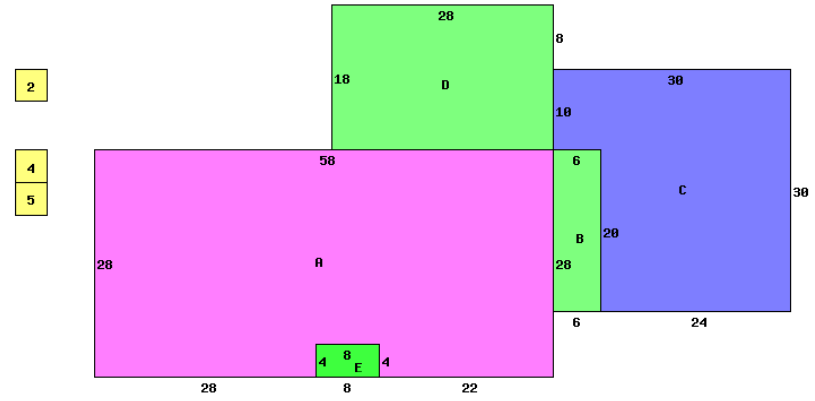
SHB+	CON	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1592			
	EFP	P		120	4800	b	PORCH
	F	G		780	18720	c	GRAGE
	DK	P		504	7560	d	PORCH
	RFX	P		32	320	e	PORCH
	STP	P		32	130	f	PORCH

#:3-51& 52 19-002 003 011&012 L/W  
 2023 DUPLICATE COMBINED PARCELS  
 270300510000 .472A  
 270300520000 .037A  
 271900020000  
 271900030000  
 271900110000  
 271900120000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
298	1	2024-06-28	FIFE ALTA F	1CT *	0	11600	86710
297	2	2024-06-28	FIFE ALTA F	2CT *	0	11600	86710
259	1	2002-05-24	FIFE WILLIAM A & ALTA F	1FD	50000	2970	54660

Year	Land	Bldg	Total	Net Tax
2019	2080	24280	26360	1025.68
2018	2080	24280	26360	1030.60

project	ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY			
500 HARDIN COUNTY LANDFILL			



7951 TR 106 45812

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	FRAME 1592 125080
Metal	Subtotal	125080
	Roof	GABLE
Plaster/Drywall	X	Air Conditioning 2820
Panelled Wall	X	Garages and Carports 18720
Floor/Pine	X	Extra Features 12810
Floor/Carpet	X	Total Value 159430
Number of Rooms	6	
Bedrooms	4	PUB UNIMPORTANT ST/RD
Central Heat	A	Neighborhood:
FORCED AIR		Code: 2610
Central A/C	A	Dwl/Gar/NC% .8000
Plumbing		
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1592	Rate	Grade	Cond	Value	Dpr	Dpr
2 Pole Build		30X48	1440	C-	OLD/GD	143490	.40	68880
3 Shed		10X26	260	C	2003AV	17280	.50	8640
4 Shed		24X30	720	D	2014AV	2500	.30	1750
5 P	CAN	12X24	288	D	2020AV	6910	.15	5870
				D	2020AV	1840	.15	1560
front lot	acres/	effective	depth	depth	actual	effective	extended	true
rear lot	frontage	frontage	factor	factor	rate	rate	value	value
		240.00	366	122	50	61	14640	9520
		130.00	175		25	16	2080	2080