LYNN TWP
UPPER SCIOTO SD 00260

Hardin County, Ohio
Michael T. Bacon, Auditor

27-190006.0000 RES
M09 2025

sale

2022	WILSON LINDA L	2011-08-05
2023	PRATER KENNETH J & AN	2022-03-28
2024	PRATER KENNETH J & AN	2022-03-28
2025	PRATER KENNETH J & ANGE	2022-03-28 ORIG 24 & PT VAC ALLEY
	9783 CR 95	1WD
		$25,000
	ALGER OH 45812	

Eff Rate: – 45.67 — 37.90 — 38.58 — 38.48 — a/r

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	560	560	560	560	560
Acres					
Land100%	3400	5430	5430	5430	5420
Bldg100%	12200	12910	12910	12910	12910
Totl100%	15600t	18340t	18340t	18340t	18330t
Cauv100%					
Tax Value:					
Land 35%	1190	1900	1900	1900	1900
Bldg 35%	4270	4520	4520	4520	4520
Totl 35%	5460t	6420t	6420t	6420t	6420t
Hmstd35%	4410				
Owner Oc	4.54				
Hmstd RB					
Net Tax	222.38	221.24	226.68	226.08	
Sp-Asmnt	20.51	20.51	27.33	27.33	

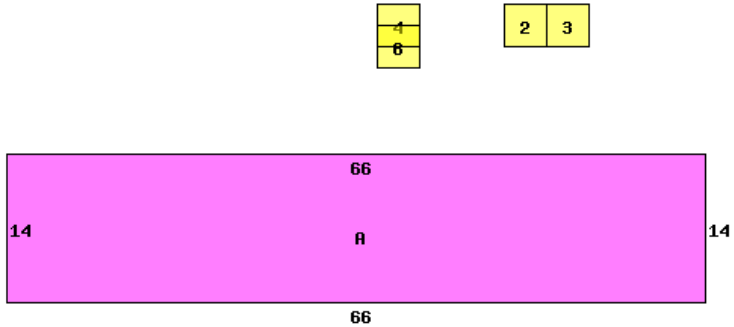
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE
1	F	M		924	a *MAIN

MOBILE HOME ACCT: 27-0019 TITLE: 33-00335735 1970 CHAMPION

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
135	1	2022-03-28	PRATER KENNETH J & ANGELA	1WD	25000	3400	12200
313	1	2011-08-05	WILSON LINDA L	1QC *	0	2510	17940
275	1	2000-05-15	WILSON CHRIS A & LINDA L	1WD	16000	2200	15060
788	1	1994-08-29	ROBINSON BETTY JO	1WD	15000	0	12310
403	1	1993-05-14	CRAIG ERIC	1WD	10000	0	17000

Year	Land	Bldg	Total	Net Tax
2021	1190	4270	5460	234.66
2020	1190	4270	5460	46.66

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			



9783 CR 95 45812

Occupancy 4 M/H on Real Estate

Story Height 1
Floor Level
Metal

			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	924	101200
	Subtotal			101200
	Roof	FLAT		

B 1 2 U A

Panelled Wall	X	Total Value	101200
Floor/Carpet	X		
Number of Rooms	3	PUB ELECTRIC	
Bedrooms	2	PRIV WATER	
		PRIV SEWER	
Central Heat	A	PUB ALLEY	
FORCED AIR			
Plumbing		Neighborhood:	
Standard	1	Code:	2610
		Dwl/Gar/NC%	.8000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	MH/REAL	*SV	66X14	924		MHE	1982AV	2000			2000
2	CANOPY		8X10	80	7.00	D	2003AV	450	.50		230
3	Garage			1000		D	2003AV	19200	.50		7680
4	MH/LRE	*	12X56	672			1970AV	0			0
6	P	*MH EFP	10X12	120			1985AV	0			0
7	M/H Hookup			0			OLD/	3000			3000

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	87.0000	95.00	219	114	50	57	5420	5420

Call Back: Sign: PSN Date: 2015-04-01 Lister: 27-190006.0000-v082020R