

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-040023.0000
P36

RES
2025

sale

Eff Rate:- 42.84 — 38.85 — 37.53 — 37.48 — a/r

| | | | | | |
|-----------------------|------------|--|--|--|--|
| 2022 SHIELDS JULIANNE | 1996-10-25 | | | | |
| 2023 SHIELDS JULIANNE | 1996-10-25 | | | | |
| 2024 SHIELDS JULIANNE | 1996-10-25 | | | | |
| 2025 SHIELDS JULIANNE | 1996-10-25 | | | | |
| 6849 CR 45 | 1.00A | | | | |
| | 1QC | | | | |
| ALGER OH 45812 | \$0 | | | | |

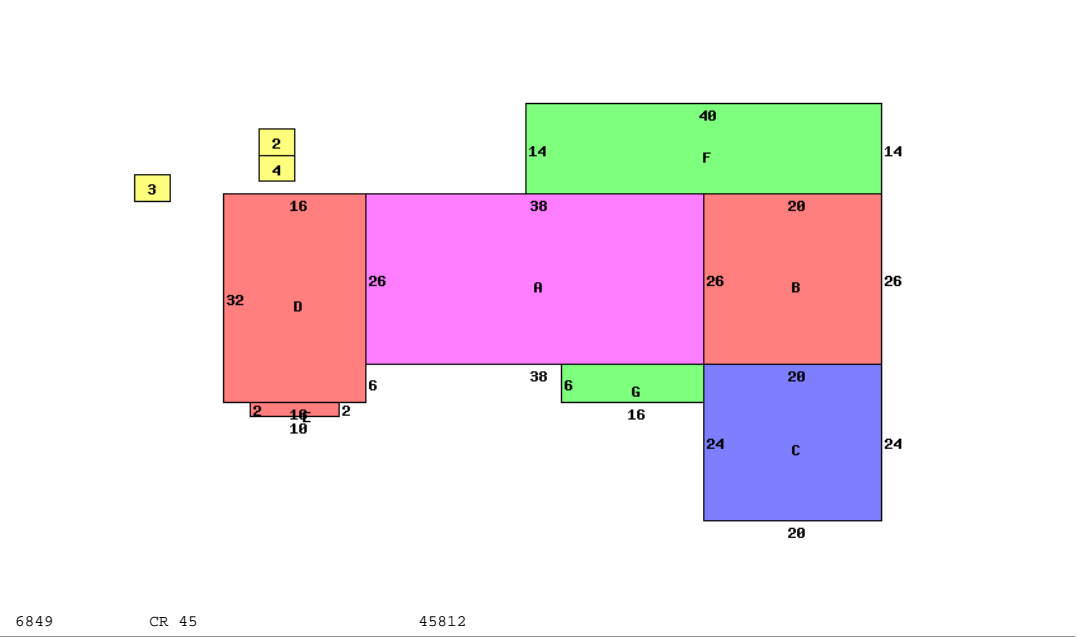
| | | | | | |
|------------|---------|---------|---------|---------|----------------------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 511 |
| Acres | 1.0000 | 1.0000 | 1.0000 | 1.0000 | 18000 |
| Land100% | 12600 | 18000 | 18000 | 18000 | 18000 |
| Bldg100% | 107770 | 127030 | 127030 | 127030 | 127020 |
| Totl100% | 120370t | 145030t | 145030t | 145030t | 145020t |
| Cauv100% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 4410 | 6300 | 6300 | 6300 | 6300 |
| Bldg 35% | 37720 | 44460 | 44460 | 44460 | 44460 |
| Totl 35% | 42130t | 50760t | 50760t | 50760t | 50760t |
| Hmstd35% | 41780 | 50530 | 50530 | 50180 | |
| Owner Oc | 42.06 | 41.74 | 39.54 | 39.28 | hmstd 6300 l 43880 b |
| Hmstd RB | | | | | |
| Net Tax | 1593.16 | 1762.60 | 1706.50 | 1704.18 | |
| Sp-Asmnt | 30.45 | 30.45 | 27.45 | 36.90 | |

| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
| 1 | F/C | M | | 988 | | a | *MAIN |
| 1 | F | A | | 520 | | b | ADDTN |
| 1 | F2 | G | | 480 | 11520 | c | GRAGE |
| 1 | F/C | A | | 512 | | d | ADDTN |
| 1 | F/C | A | | 20 | | e | ADDTN |
| | DK | P | | 560 | 8400 | f | PORCH |
| | OFF | P | | 96 | 2880 | g | PORCH |

| | | | | | | | |
|-------|----|------------|------------------|---------------|--------|---------|---------|
| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
| 476 | 1 | 1996-10-25 | SHIELDS JULIANNE | 1QC * | 0 | 6510 | 62370 |

| | | | | |
|------|------|-------|-------|---------|
| Year | Land | Bldg | Total | Net Tax |
| 2021 | 4410 | 37720 | 42130 | 1687.18 |
| 2020 | 4410 | 37720 | 42130 | 1711.18 |

| | | | | |
|---------------|------------------------------|-----------|-----|---------|
| p r o j e c t | | ben acres | / % | factor |
| 107 | GRASS RUN #933 - HOG CREEK | | | XA/2025 |
| 110 | HOG CREEK MAINLINE - HOG CR. | | | XA/2025 |
| 500 | HARDIN COUNTY LANDFILL | | | XA/2025 |
| 283 | HETRICK #1027 - HOG CREEK MA | | | XA/2025 |
| 577 | OTTAWA RIVER PROJECT MAINT | | | XA/2021 |



6849 CR 45 45812

| | | | |
|---------------------------|------------------------|-------|----------------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS | Sq-Ft | Value |
| Story Height 1 | | | |
| Floor Level | Main | FRAME | 2040 139540 |
| | Subtotal | | 139540 |
| Shingle | Roof | GABLE | |
| | B 1 2 U A | | |
| Fiberboard Wall | X | | Plumbing 3500 |
| Floor/Carpet | X | | Garages and Carports 11520 |
| Floor/Tile-Lino | L | | Extra Features 11280 |
| Number of Rooms | 8 | | Total Value 165840 |
| Bedrooms | 3 | | |
| Central Heat | A | | PUB ELECTRIC |
| ELECTRIC | | | PRIV WATER |
| Plumbing | | | PRIV SEWER |
| Standard | 1 | | PUB PAVED ST/RD |
| Extra 3 Fixture | 1 | | Neighborhood: |
| Extra 2 Fixture | 1 | | Code: 2800 |
| | | | Dwl/Gar/NC% 1.2000 |

| | | | | | | | | |
|------------|----------|--------------------|-------|-------------|----------------|----------------|------------|-------|
| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy | Fnc | True |
| 1 DWELLING | 1 F/C | 2040 | Grade | Cond | Value | Dpr | Dpr | Value |
| 2 Shed | | 12X16 | D | 1980AV | 1840 | .65 | | 640 |
| 3 P | PAT | 16X20 | D | 2005AV | 770 | .50 | | 390 |
| 4 P | OFF | 6X12 | D | 1980AV | 1730 | .65 | | 610 |
| homesite | 1.0000 | effective frontage | depth | actual rate | effective rate | extended value | true value | |
| | | 18000 | 18000 | 18000 | 18000 | 18000 | 18000 | |