

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-040026.0000
P27

RES
2025

sale

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

2022 CRAFT CHRISTOPHER J &	1995-01-24
2023 CRAFT CHRISTOPHER J &	1995-01-24
2024 CRAFT CHRISTOPHER J &	2023-11-03
2025 CRAFT CHRISTOPHER J & D	2023-11-03 PT SE 1/4 S4 5.00A
2771 CR 80	1WD
ALGER OH 45812	\$0

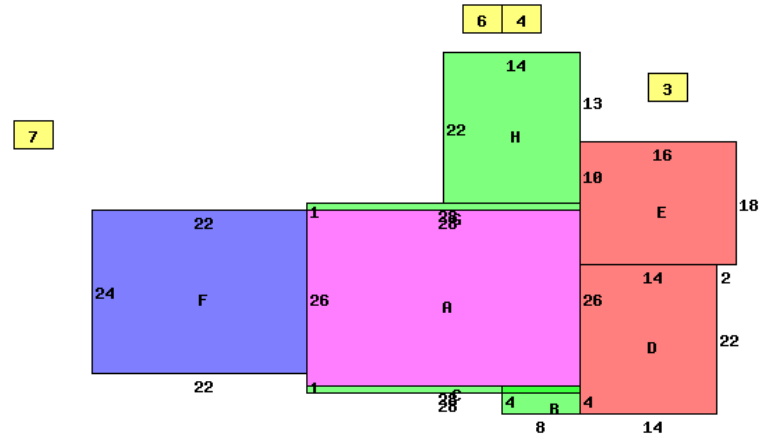
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	5.0000	5.0000	5.0000	5.0000	34000
Land100%	22200	34000	34000	34000	204500
Bldg100%	164940	204510	204510	204510	238500t
Totl100%	181440t	238510t	238510t	238510t	
Cauvl00%					
Tax Value:					
Land 35%	7770	11900	11900	11900	11900
Bldg 35%	57730	71580	71580	71580	71580
Totl 35%	65500t	83480t	83480t	83480t	83480t
Hmstd35%	58700	69550	69550	69140	
Owner Oc	59.08	57.44	54.42	54.12	hmstd 6300 l 62840 b
Hmstd RB					
Net Tax	2483.20	2909.98	2817.12	2813.16	
Sp-Asmnt	25.72	27.30	24.30	30.44	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	F	M		728		b	PORCH
	OH	P		32	960	c	PORCH
	F/C	A		28	1060	d	ADDTN
1	F	A		308		e	ADDTN
	F2	G		528	12670	f	GRAGE
	OH	P		28	1060	g	PORCH
	DK	P		308	4620	h	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
464	1	2023-11-03	CRAFT CHRISTOPHER J & DAW	1WD *	0	34000	204510
52	1	1995-01-24	CRAFT CHRISTOPHER J & DA	1WD	51500	14400	59910
	1	1994-12-28	SHEPHERD LUTHER & EDITH	1CT *	0	14400	59910

Year	Land	Bldg	Total	Net Tax
2021	7770	57730	65500	2629.76
2020	7770	57730	65500	2667.16

Project	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
577 OTTAWA RIVER PROJECT MAINT			XA/2021



2771 CR 80 45812

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 2	Sq-Ft	Value
Floor Level		
Main	FRAME	1324 106120
Full Upper	FRAME	728 54960
Basement		728 13760
Subtotal		174840
Shingle	Roof	GABLE
Plaster/Drywall	D D D	368 sq ft
Basement Finish		4110
Unfinished Wall	X	2000
Fireplaces		3590
Floor/Carpet	X X X	Air Conditioning
Air Conditioning		2100
Plumbing	X X	Plumbing
Garages and Carports	1 4 3	12670
Extra Features		9940
Total Value		209250
Fireplace		
Openings	1	PUB ELECTRIC
Stacks	1	PUB GAS
Central Heat	A	PRIV WATER
FORCED AIR		PRIV SEWER
Central A/C	A	PUB PAVED ST/RD
Plumbing		Topo: ROLLING
Standard	1	
Extra 3 Fixture	1	
Neighborhood:		
Code:		2800
Dwl/Gar/NC%		1.2000

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 B F	Area	Rate		Cond	Value	Dpr	Dpr	Value
2 COTTAGE	*SV 0	22X28	616	C+	1972GD	230180	.35		179540
3 Garage		24X30	720	C	1973GD	3000			3000
4 POND	*.28A		0		1982FR	17280	.70		6220
5 Garage		16X16	256	C	OLD/	0			0
6 P	DK	15X15	225	C	OLD/AV	6140	.65		2580
7 Garage		20X26	520	C	1982AV	3380	.65		1180
					2017AV	12480	.20		11980
homesite	1.0000	effective	depth	actual	effective	extended	true		
small acreage	4.0000	frontage	depth	rate	rate	value	value		
				18000	18000	18000	18000		
				5000	4000	16000	16000		

Call Back:

Sign: PSN Date: 2015-07-02 Lister:

28-040026.0000-v082020R