MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-040050.0000 AGR
P17 2025

sale

2022	SCOTT THOMAS L & HEAC	2002-05-21
2023	SCOTT THOMAS L & HEAC	2002-05-21
2024	SCOTT THOMAS L & HEAC	2002-05-21
2025	SCOTT THOMAS L & HEACOC	2002-05-21 PT W2 SW4 S4 5.00A
	2047 CR 80	1ED
		$95,500
	ALGER OH 45812	

Orig Tax Year 2003
Parent: 28-040010.0000

Eff Rate: 42.84 38.85 37.53 37.48 a/r

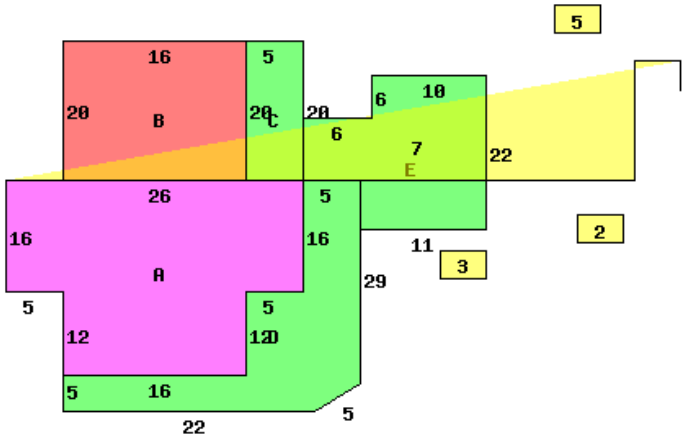
	2022	2023	2024	2025	CAMA
Tax Year					
Prop Cls	111	111	111	111	111
Acres	5.0000	5.0000	5.0000	5.0000	
Land100%	30030	34060	34060	34060	34050
Bldg100%	84090	121940	121940	121940	121940
Totl100%	114110t	156000t	156000t	156000t	155990t
Cauv100%	15060	21740	21740	21740	21730
Tax Value:					
Land 35%	5270	7610	7610	7610	11920
Bldg 35%	29430	42680	42680	42680	42680
Totl 35%	34700t	50290t	50290t	50290t	54600t
Hmstd35%	32730	46330	46330	46330	
Owner Oc	32.94	38.26	36.26	36.26	hmstd 5250 l 41080 b
Hmstd RB					
Net Tax	1313.90	1749.38	1693.62	1691.06	
Cauv Sav	203.38	153.20	148.24	148.02	
Sp-Asmnt	30.26	30.86	54.06	55.26	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		608		a	*MAIN
1	F/C	A		320		b	ADDTN
	EFP	P		100	4000	c	PORCH
	OFP	P		322	9660	d	PORCH
	PAT	P		281	840	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
249	1	2002-05-21	SCOTT THOMAS L & HEACOCK	1ED	95500	0	0

Year	Land	Bldg	Total	Net Tax
2021	5270	29430	34700	1391.44
2020	5270	29430	34700	1411.24

project		ben acres	/ %	factor
500	HARDIN COUNTY LANDFILL XA/2025			
902	MAIN DISTRICT CONSERVANCY XA/2025			
176	BRANSTETTER - SCIOTO XA/2025			
272	COOK DITCH - SCIOTO RIVER MA XA/2025			
910	COTTONWOOD CONSERVANCY XA/2025			



2047 CR 80 45812

Occupancy 1 Single Family

			*DWELLING COMPUTATIONS Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	928	101640
	Full Upper	FRAME	608	48760
	Basement		608	11530
	Subtotal			161930
Slate	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	P P	Extra Features	14500
Unfinished Wall	X	Total Value	176430
Floor/Carpet	X X		
Floor/Tile-Lino	L	PUB ELECTRIC	
Number of Rooms	1 5 3	PRIV WATER	
Bedrooms	1 3	PRIV SEWER	
		PUB PAVED ST/RD	
Central Heat	A	Topo: ROLLING	
HOT WATER			
Plumbing		Neighborhood:	
Standard	1	Code:	2800
		Dwl/Gar/NC%	1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		1536		C-	1880GD	158790	.40		114330
2	Garage		20X22	440		D	1930FR	8450	.70		3040
3	Shed		24X14	336		D	OLD/PR	3230	.75		810
5	Flat Barn		56X70	3920		D	OLD/	37630	.80	.50	3760
7	Shed	*PP	8X10	80			OLD/FR	0			0

Tab #	S O I L		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB	BLOUNT SILT LOAM, 2	1.1972	5770	6910	2360	2830
C 14	GWB	GLYNWOOD SILT LOAM	2.1746	5400	11740	1750	3810
C 16	GYC2	GLYNWOOD CLAY LOAM	.0845	4750	400	1050	90
670	HSITE	HOMESITE	1.0000	15000	15000	15000	15000
980	ROAD	ROAD	.5437				
			5		34050	(100%)	21730
					11920	(35%)	7610

CAUV # 3284

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