

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-050031.0000
N16.01

RES
2025

sale

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

2022 CORNELIUS STEPHEN R	2020-12-10
2023 CORNELIUS STEPHEN R	2020-12-10
2024 CORNELIUS STEPHEN R	2020-12-10
2025 CORNELIUS STEPHEN R	2020-12-10 PT E2 NE4 NE4 S5 1.034A
6073 SR 235	4WD
ALGER OH 45812	\$175,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.0340	1.0340	1.0340	1.0340	
Land100%	12690	18170	18170	18170	18170
Bldg100%	104740	114460	114460	114460	114450
Totl100%	117430t	132630t	132630t	132630t	132620t
Cauvl00%					

Orig Tax Year	2018
Parent:	28-050018.0000
2027 STEPHENS COREY	2026-03-17
6073 SR 235	4SH
ALGER OH 45812	

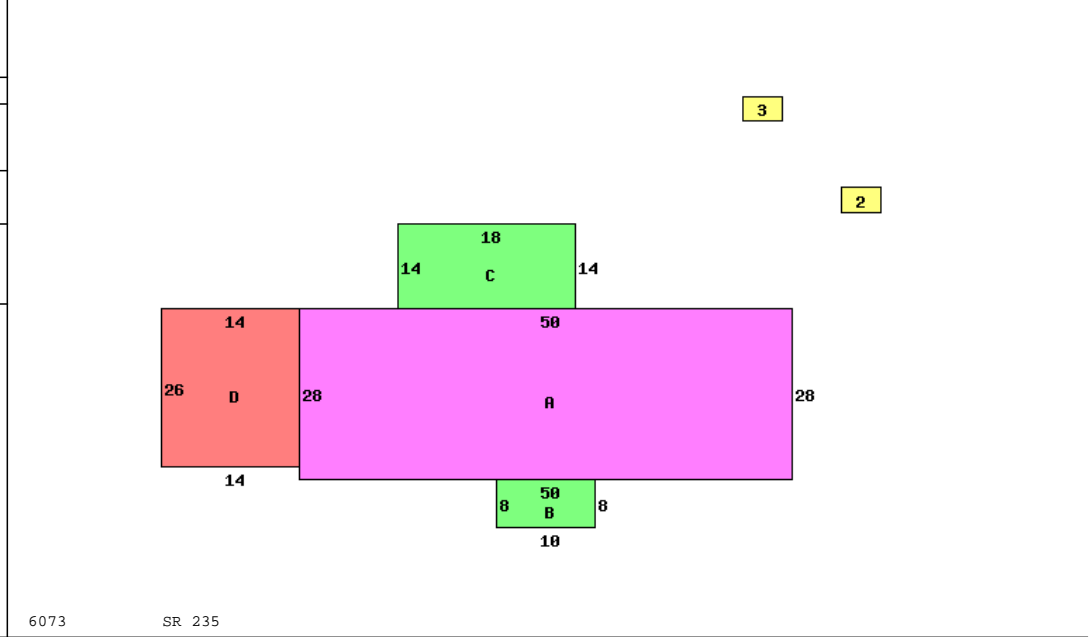
Tax Value:					
Land 35%	4440	6360	6360	6360	6360
Bldg 35%	36660	40060	40060	40060	40060
Totl 35%	41100t	46420t	46420t	46420t	46420t
Hmstd35%	41070	46360	46360	46360	
Owner Oc	41.34	38.28	36.28	36.28	hmstd 6300 l 40060 b
Hmstd RB	330.82	318.38	329.46	340.70	
Net Tax	1223.08	1293.42	1231.04	1217.42	
Sp-Asmnt	24.00	24.00	21.00	24.23	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1400			
	OPF	P		80	2400	b	PORCH
	DK	P		252	3780	c	PORCH
1	F/C	A		364		d	ADDTN

GAS FIREPLACE							
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
79	4	2026-03-17	STEPHENS COREY	4SH	130800	18170	114460
584	4	2020-12-10	CORNELIUS STEPHEN R	4WD	175000	12690	104740
434	4	2017-09-06	SPRANG MARSHA	4WD	105000	0	0

Year	Land	Bldg	Total	Net Tax
2021	4440	36660	41100	1295.24
2020	4440	36660	41100	1313.72

Project		ben acres	/ %	factor
500	HARDIN COUNTY LANDFILL			
107	GRASS RUN #933 - HOG CREEK			
110	HOG CREEK MAINLINE - HOG CR.			
577	OTTAWA RIVER PROJECT MAINT			



6073 SR 235

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	1764 128750
Shingle	Roof	GABLE	128750
B 1 2 U A			
Plaster/Drywall	D	Air Conditioning	3070
Floor/Carpet	X	Plumbing	2100
Number of Rooms	6	Extra Features	6180
Bedrooms	3	Total Value	140100
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Central A/C	A	Neighborhood:	
Plumbing		Code:	2800
Standard	1	Dwl/Gar/NC%	1.2000
Extra 3 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Phy	Fnc	True
1 DWELLING	1 F/C	1764		C- 1988AV	.26		111970
2 Garage		14X22	308	D 1989AV	.65		2480
3 Shed	*NV	10X12	180	OLD/FR	0		0
homesite		effective	depth	actual	effective	extended	true
small acreage		frontage	depth	rate	rate	value	value
		1.0000		18000	18000	18000	18000
		.0340		5000	5000	170	170

Call Back: Sign: PSN Date: 2015-06-29 Lister: 28-050031.0000-v082020R