MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-060022.0000 RES
L10 2026

sale

2023 ANGLE JUSTIN D & STAC	2009-05-08	
2024 ANGLE JUSTIN D & STAC	2009-05-08	
2025 ANGLE JUSTIN D & STAC	2009-05-08	
2026 ANGLE JUSTIN D & STACY	2009-05-08 PT SW 1/4 NW 1/4 S6	
6434 CR 15	1FD	2.41A
	$219,000	
ALGER OH 45812		

Eff Rate:– 38.85 — 37.53 — 37.48 — 37.48 — a/r

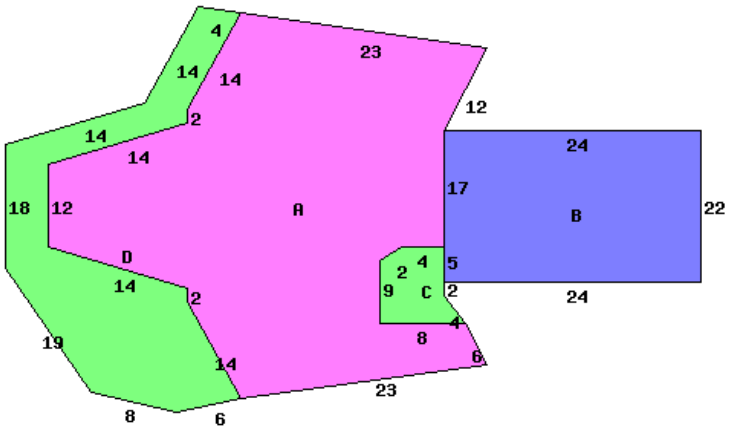
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.4100	2.4100	2.4100	2.4100	2.4100			
Land100%	25060	25060	25060	25060		25060	27740	27750
Bldg100%	240940	240940	240940	240940		240940	341340	341350
Totl100%	266000t	266000t	266000t	266000t		266000t	369090t	369100t
Cauv100%								
Tax Value:								
Land 35%	8770	8770	8770	8770		8770	9710	9710
Bldg 35%	84330	84330	84330	84330		84330	119470	119470
Totl 35%	93100t	93100t	93100t	93100t		93100t	129180t	129180t
Hmstd35%	90630	90630	90630	90630		90630	126720	
Owner Oc	74.84	70.92	70.94	70.94	70.94	hmstd 6300 l	84330 b	
Hmstd RB								
Net Tax	3234.54	3131.54	3126.78	3126.78	3126.78			
Sp-Asmnt	18.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1411		a	*MAIN
	F	G		528	12670	b	GRAGE
	OFP	P		68	2040	c	PORCH
	DK	P		482	7230	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
163	1	2009-05-08	ANGLE JUSTIN D & STACY L	1FD	219000	14710	201400
401	5	1997-09-25	HOUX DAVID E	5QC *	0	10110	117710
361	0	1986-05-22		*	0	0	99200

Year	Land	Bldg	Total	Net Tax
2022	5890	75630	81520	3083.52
2021	5890	75630	81520	3265.46

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
577 OTTAWA RIVER PROJECT MAINT	XA/2021			



6434 CR 15 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1411	111550
	Full Upper	FRAME	1411	66990
	Basement		1411	26120
	Subtotal			204660
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		D	D		
Unfinished Wall	X				
Floor/Carpet		X	X		
Floor/Tile-Lino		X	X		
Number of Rooms	1	6	1		
Bedrooms		2	1		

Fireplaces	4000	Fireplace	
Air Conditioning	4940	Openings	1
Plumbing	3500	Stacks	2
Garages and Carports	12670	Central Heat	A
Extra Features	9270	FORCED AIR	
Total Value	239040	Central A/C	A
		Plumbing	
PUB ELECTRIC		Standard	1
PRIV WATER		Extra 3 Fixture	1
PRIV SEWER		Extra 2 Fixture	1
PUB PAVED ST/RD			
Neighborhood:			
Code:	2800		
Dwl/Gar/NC%	1.7000		

	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		2822		B-	1979AV	286850	.30		341350

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				20700	20700	20700	20700
small acreage	1.4100				5000	5000	7050	7050

Call Back: Sign: PSN Date: 2015-05-12 Lister: