

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-060023.0000
L26

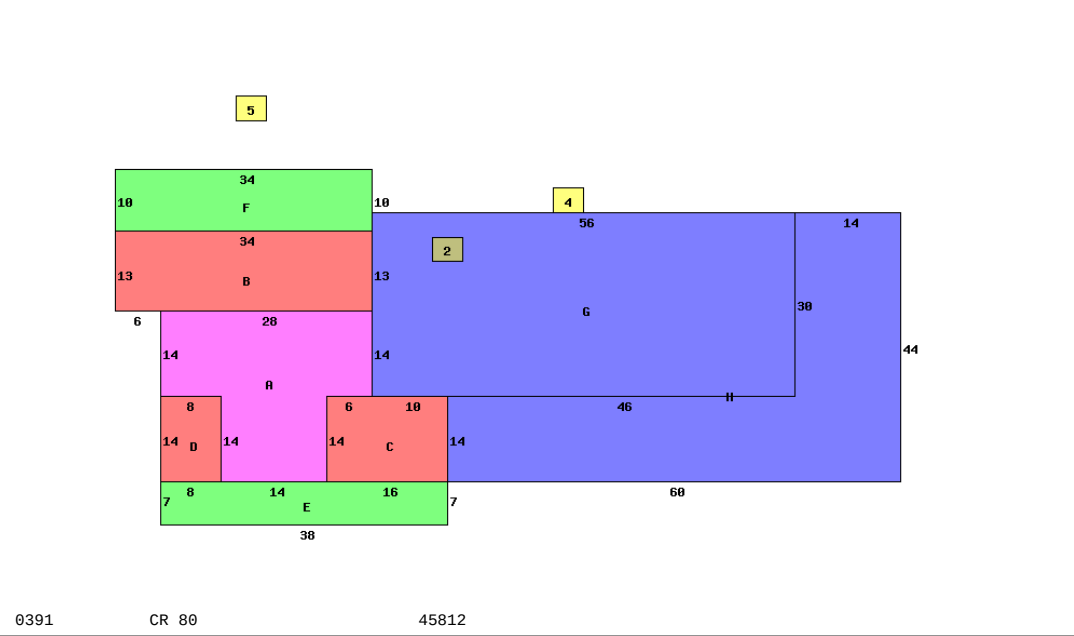
RES
2024

sale

2021	KELLY NICHOLAS R & TE	2016-04-01	
2022	KELLY NICHOLAS R & TE	2016-04-01	
2023	KELLY NICHOLAS R & TE	2016-04-01	
2024	KELLY NICHOLAS R & TERR	2016-04-01	PT E1/2 SW1/4 S6 12.423A
	0391 CR 80	1SD	
	ALGER OH 45812	\$91,000	

Eff Rate:-	45.38	42.84	38.85	37.53	a/r
Tax Year	2021	2022	2023	2024	CAMA
Prop Cls	511	511	511	511	511
Acres	12.4200	12.4200	12.4200	12.4200	
Land100%	27460	27460	42800	42800	42790
Bldg100%	81910	81910	156970	156970	156960
Totl100%	109370t	109370t	199770t	199770t	199750t
Cauv100%					
Tax Value:					
Land 35%	9610	9610	14980	14980	14980
Bldg 35%	28670	28670	54940	54940	54940
Totl 35%	38280t	38280t	69920t	69920t	69910t
Hmstd35%					
Owner 0c					
Hmstd RB					
Net Tax	1573.54	1485.78	2485.42	2405.12	
Sp-Asmnt	25.74	29.07	29.07	60.33	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		588		b	ADDTN
1	F/C	A		442		c	ADDTN
1	F/C	A		224		d	ADDTN
1	F/C	A		112		e	PORCH
	OFFP	P		266	7980	f	PORCH
	OFFP	P		340	10200	g	GRAGE
	F	G		1680	40320	h	GRAGE
	F	G		1260	30240		
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
108	1	2016-04-01	KELLY NICHOLAS R & TERR	1SD	91000	25370	40740
209	1	2012-05-29	KINDLE RONALD EUGENE	1OC *	0	25370	44340
322	1	2009-08-05	KINDLE RONALD EUGENE & AP	1WD *	75000	25370	59740
451	0	1986-06-19			0	0	49000
Year	Land	Bldg	Total	Net Tax			
2020	9610	28670	38280	1595.90			
2019	9400	22960	32360	1238.86			
p r o j e c t							
902	MAIN DISTRICT CONSERVANCY		XA/2024	ben acres	/	%	factor
171	COTTONWOOD JT. DITCH #958 -		XA/2024				
910	COTTONWOOD CONSERVANCY		XA/2024				
500	HARDIN COUNTY LANDFILL		XA/2024				



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	
Main	FRAME 1366 108650
Part Upper	FRAME 588 29800
Basement	588 11190
Subtotal	149640
Shingle	Roof GABLE
Plaster/Drywall	X X
Panelled Wall	X
Unfinished Wall	X
Floor/Pine	X X
Floor/Carpet	X
Number of Rooms	1 5 2
Bedrooms	1 2
Central Heat	A
FORCED AIR	
Plumbing	
Standard	1
Garages and Carports	70560
Extra Features	18180
Total Value	238380
PUB ELECTRIC	
PUB GAS	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Topo: ROLLING	
Neighborhood:	
Code:	2800
Dwl/Gar/NC%	1.2000

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1HB F	18X24	1954		C	1910GD		238380	.40	.10	154470
2 Garage		12X20	432		D	1925PR		8290	.75		2490
4 HOG-WD FR	*NV 0		480			OLD/VP		0			0
5 POND	*.94AC		0			OLD/		0			0
6 Pool	*PP		0			OLD/		0			0
acres/ frontage	effective	depth	depth	actual	effective	extended	true				
homesite	1.0000			18000	18000	18000	18000				
small acreage	10.9200			5000	2270	24790	24790				
road	.5000										

Call Back:

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

28-060023.0000-v082020R