

MARION TWP  
UPPER SCIOTO SD

00270

Hardin County, Ohio  
Michael T. Bacon, Auditor

28-070008.0000  
K21

RES  
2025

sale

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

2022	SELLERS KATRINA L & R	2020-09-14	
2023	SELLERS KATRINA L & R	2020-09-14	
2024	PRATER TOMMY	2023-09-13	
2025	PRATER TOMMY & KELSEY	2024-12-13	SW PT SW4 SE4 S7 5.967A
	0519 CR 92	1WD	
	ALGER OH 45812	\$0	

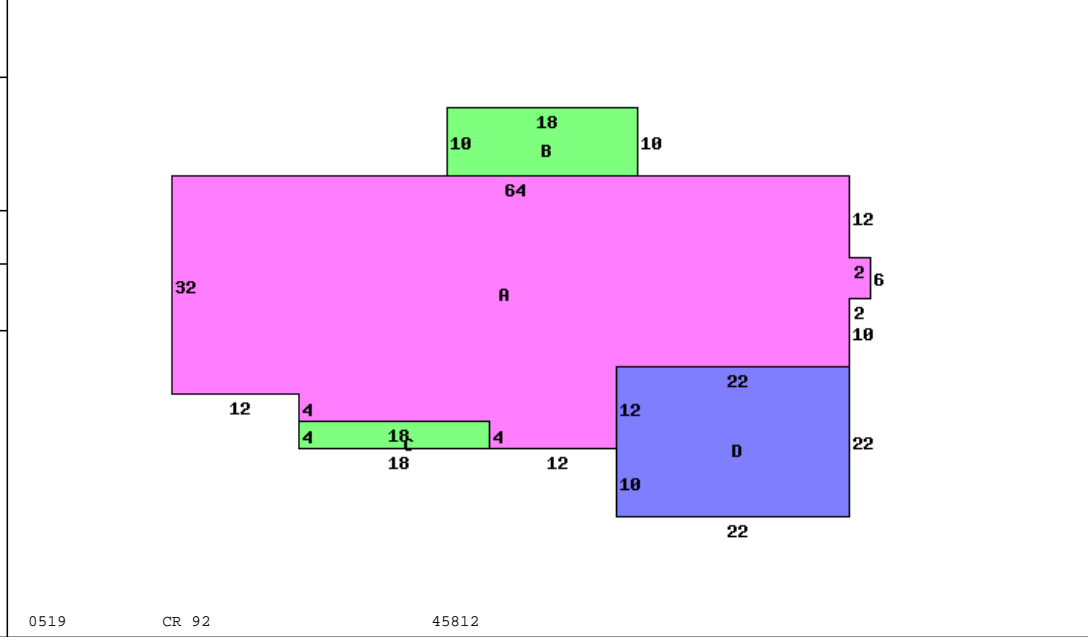
Tax Year	2022	2023	2024	2025	2025	
Prop Cls	501	501	501	511	511	CAMA
Acres	5.9670	5.9670	5.9670	5.9670	5.9670	511
Land100%	12600	20940	20940	36690	36690	36680
Bldg100%				0	0	
Totl100%	12600t	20940t	20940t	36690t	36690t	36680t
Cauvl00%						
Tax Value:						
Land 35%	4410	7330	7330	12840	12840	12840
Bldg 35%						0
Totl 35%	4410t	7330t	7330t	12840t	12840t	12840t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	171.16	260.54	252.14	441.02	441.02	
Sp-Asmnt	9.22	9.22	20.80	20.80		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		2140		a	*MAIN
	OFF	P		180	5400	b	PORCH
	OFF	P		72	2160	c	PORCH
	F	G		484	11620	d	GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
533	1	2024-12-13	PRATER TOMMY & KELSEY	1WD *	0	20940	0
376	1	2023-09-13	PRATER TOMMY	1WD	50000	12600	0
409	1	2020-09-14	SELLERS KATRINA L & RANDA	1SD	35000	8290	0
200	1	2019-05-22	HOLLAND JOHN	1FD *	0	26400	68000
367	1	2012-08-17	HICKS MARCELLA A	1WD *	70000	24910	59170
32	1	2012-01-24	FEDERAL HOME LOAN MORT CO	1SH *	62200	24910	59170
74	1	1996-02-09	BURKETT LESTER E & ALMA	1WD	68000	18710	34800
323	0	1988-05-06		1WD *	46000	0	46110

Year	Land	Bldg	Total	Net Tax
2021	4410	0	4410	181.28
2020	4410	0	4410	183.84

project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
171 COTTONWOOD JT. DITCH #958 -				XA/2025
910 COTTONWOOD CONSERVANCY				XA/2025



0519 CR 92 45812

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level			
	Main	FRAME	2140 144840
	Basement		2140 39440
	Subtotal		184280
B 1 2 U A			
Plaster/Drywall	D	Air Conditioning	3720
Number of Rooms	1 7	Plumbing	3500
Bedrooms	3	Garages and Carports	11620
		Extra Features	7560
Central Heat	A	Total Value	210680
FORCED AIR			
Central A/C	A	PUB PAVED ST/RD	
Plumbing			
Standard	1	Neighborhood:	
Extra 3 Fixture	1	Code:	2800
Extra 2 Fixture	1	Dwl/Gar/NC%	1.2000

Bldg Type	SHB+Cons	DixHt	Area	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	* B F	FtxFt	2140	Rate	Grade	Cond	Dpr	Dpr	Value
		effective	depth	depth	actual	effective	extended	true	value
homesite	1.0000	frontage	factor	rate	rate	value	value	value	value
small acreage	4.9670			18000	18000	18000	18000	18000	18680
				5000	3760	18680	18680	18680	