

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-090022.0000
021

RES
2025

sale

2022 ALEXANDER BRANDON M	2012-03-21
2023 ALEXANDER BRANDON M	2012-03-21
2024 ALEXANDER BRANDON M	2012-03-21
2025 ALEXANDER BRANDON M	2012-03-21
7267 CR 45	NE COR S 1/2 NW 1/4 PAR 2 S9 2.00A SEE PARCEL 1WD
ALGER OH 45812	\$65,000 28-090022.01 AUX SPECIAL

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

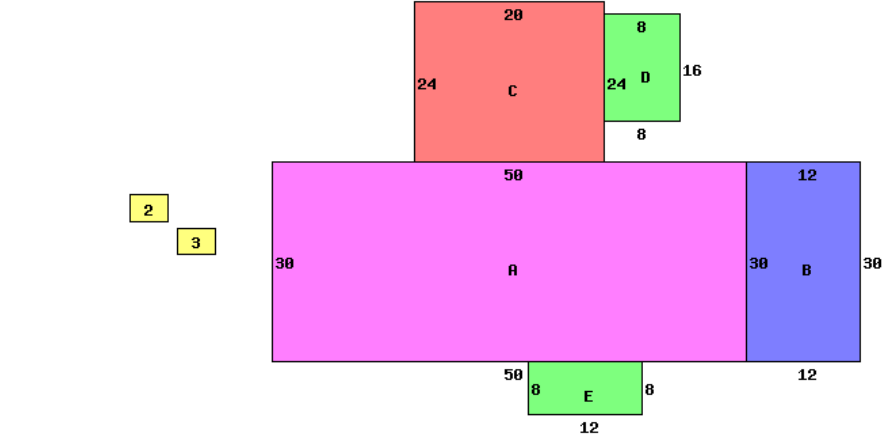
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	2.0000	2.0000	2.0000	2.0000	
Land100%	15600	23000	23000	23000	23000
Bldg100%	116830	127940	127940	127940	127950
Totl100%	132430t	150940t	150940t	150940t	150950t
Cauv100%					
Tax Value:					
Land 35%	5460	8050	8050	8050	8050
Bldg 35%	40890	44780	44780	44780	44780
Totl 35%	46350t	52830t	52830t	52830t	52830t
Hmstd35%				48810	
Owner Oc				38.20	
Hmstd RB					
Net Tax	1799.00	1877.92	1817.24	1776.34	
Sp-Asmnt	35.07	35.07	59.99	55.93	

SHB+ 1	CONS F/C	TYPE M	FACT	SQ-FT 1500	VALUE 8640	a	*MAIN
1	F/C	G		360		b	GRAGE
	F/C	A		480		c	ADDTN
	DK	P		128	1920	d	PORCH
	STP	P		96	380	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
100	1	2012-03-21	ALEXANDER BRANDON M	1WD *	65000	13510	93460
467	1	2011-10-25	U S BANK	1SH *	46000	13490	82940
322	1	2002-06-25	O'CONNELL TERRY L	1WD	132000	9510	61460
365	1	1995-04-21	LOHRBER PAUL A & SUSAN E	WD	73000	8710	59800

Year	Land	Bldg	Total	Net Tax
2021	5460	40890	46350	1905.24
2020	5460	40890	46350	1932.34

p r o j e c t		ben acres	/ %	factor
107	GRASS RUN #933 - HOG CREEK			XA/2025
110	HOG CREEK MAINLINE - HOG CR.			XA/2025
500	HARDIN COUNTY LANDFILL			XA/2025
167	SHADLY - SCIOTO			XA/2025
902	MAIN DISTRICT CONSERVANCY			XA/2025
283	HETRICK #1027 - HOG CREEK MA			XA/2025
577	OTTAWA RIVER PROJECT MAINT			XA/2021
910	COTTONWOOD CONSERVANCY			XA/2025



7267 CR 45 45812

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	1			Sq-Ft	Value
Floor Level		Main	FRAME	1980	136480
Shingle		Subtotal	HIP		136480
		Roof			
Plaster/Drywall	X				2000
Floor/Pine	X				3510
Floor/Carpet	X				1400
Number of Rooms	6				8640
Bedrooms	4				3700
Fireplace					155730
Openings	1				
Stacks	1				
Central Heat	A				
ELECTRIC					
Central A/C	A				
Plumbing					
Standard	1				
Extra 2 Fixture	1				

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	FtxFt	1980	Rate		Cond	Value	Dpr	Dpr	Value
2 Pole Build		30X60	1800		C	1975AV	155730	.35		121470
3 POND	*.29AC		0		C	1975FR	21600	.70		6480
						OLD/	0			0
homesite	acres/	effective	depth	depth	actual	effective	extended	true		
small acreage	frontage	frontage	depth	factor	rate	rate	value	value		
	1.0000	18000			18000	18000	18000	18000		
	1.0000	5000			5000	5000	5000	5000		

Call Back:

Sign: PSN Date: 2015-06-29 Lister:

28-090022.0000-v082020R