

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-090022.0000
021

RES
2025

sale

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

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	2012-03-21 NE COR S 1/2 NW 1/4 PAR 2
	LWD S9 2.00A SEE PARCEL
	\$65,000 28-090022.01 AUX SPECIAL

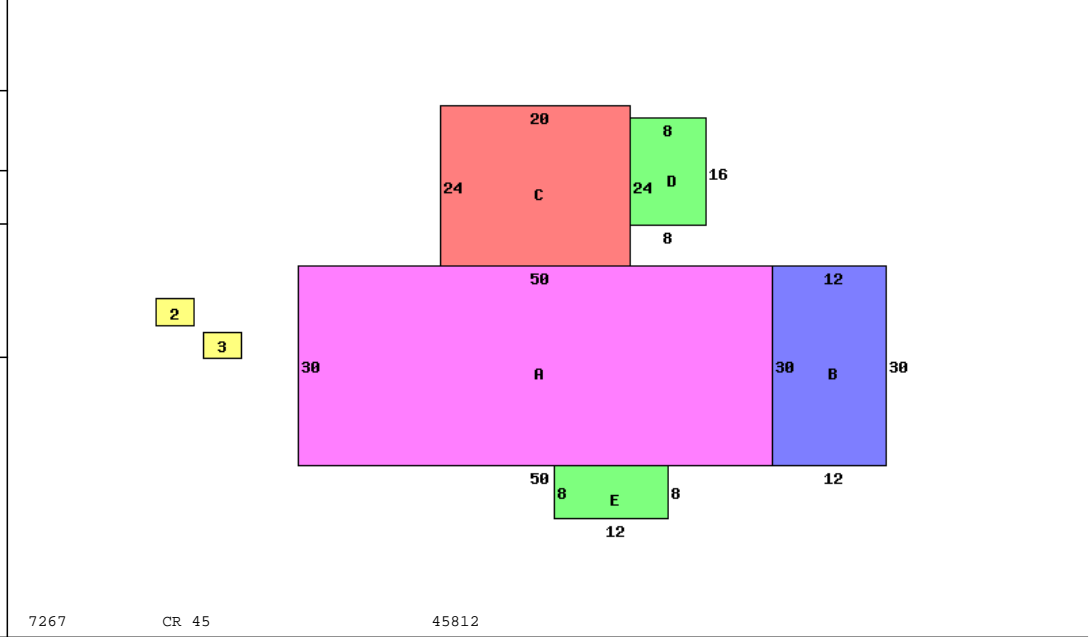
Tax Year	2022	2023	2024	2025	2025	
Prop Cls	511	511	511	511	511	CAMA
Acres	2.0000	2.0000	2.0000	2.0000	2.0000	511
Land100%	15600	23000	23000	23000	23000	23000
Bldg100%	116830	127940	127940	127940	127940	127950
Totl100%	132430t	150940t	150940t	150940t	150940t	150950t
Cauvl00%						
Tax Value:						
Land 35%	5460	8050	8050	8050	8050	8050
Bldg 35%	40890	44780	44780	44780	44780	44780
Totl 35%	46350t	52830t	52830t	52830t	52830t	52830t
Hmstd35%				48810	48810	
Owner Oc				38.20	38.20	hmstd 6300 l 42510 b
Hmstd RB						
Net Tax	1799.00	1877.92	1817.24	1776.34	1776.34	
Sp-Asmnt	35.07	35.07	59.99	55.93		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1500			
	F	G		360	8640	b	GRAGE
1	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	LWD *	65000	13510	93460
467	1	2011-10-25	U S BANK	LSH *	46000	13490	82940
322	1	2002-06-25	O'CONNELL TERRY L	LWD	132000	9510	61460
305	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

Project	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	1980 136480
Shingle	Subtotal 136480
	Roof HIP
Plaster/Drywall X	Fireplaces 2000
Floor/Pine X	Air Conditioning 3510
Floor/Carpet X	Plumbing 1400
Number of Rooms 6	Garages and Carports 8640
Bedrooms 4	Extra Features 3700
	Total Value 155730
Fireplace	
Openings 1	PUB ELECTRIC
Stacks 1	PRIV WATER
Central Heat A	PRIV SEWER
ELECTRIC	PUB PAVED ST/RD
Central A/C A	Topo: ROLLING
Plumbing	
Standard 1	Neighborhood:
Extra 2 Fixture 1	Code: 2800
	Dwl/Gar/NC% 1.2000

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1980		Grade	Cond	Value	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	1.0000	effective	depth	actual	effective	extended	true	value
small acreage	1.0000	frontage	depth	rate	rate	value	value	value
				18000	18000	18000	18000	18000
				5000	5000	5000	5000	5000