MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-090036.0000 RES
W23 2026

sale

2023 CONLEY MARK J & DONNA	2008-06-18	
2024 CONLEY MARK J & DONNA	2008-06-18	
2025 CONLEY MARK J & DONNA	2008-06-18	
2026 CONLEY MARK J & DONNA M	2008-06-18 S PT E 1/2 SW 1/4 S9	
2441 TR 92	1SD	2.51A
	$80,000	
ALGER OH 45812		

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

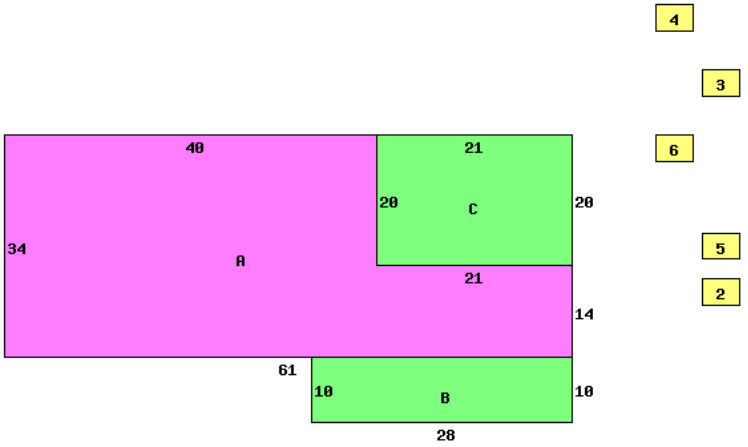
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	561	561	561	561	0	561	561	561
Acres	2.5100	2.5100	2.5100	2.5100	2.5100			
Land100%	25540	25540	25540	25540		25540	28260	28250
Bldg100%	79570	79570	79570	79570		79570	112460	112450
Totl100%	105110t	105110t	105110t	105110t		105110t	140710t	140700t
Cauv100%								
Tax Value:								
Land 35%	8940	8940	8940	8940		8940	9890	9890
Bldg 35%	27850	27850	27850	27850		27850	39360	39360
Totl 35%	36790t	36790t	36790t	36790t		36790t	49250t	49250t
Hmstd35%	33930	33930	33930	33930		33930	46390	
Owner Oc	28.02	26.54	26.56	26.56	26.56	hmstd 6300 l	27630 b	
Hmstd RB								
Net Tax	1279.74	1238.96	1237.06	1237.06	1237.06			
Sp-Asmnt	44.91	72.31	79.23	79.23				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1654		a	*MAIN
	OFP	P		280	8400	b	PORCH
	DK	P		420	6300	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
309	1	2008-06-18	CONLEY MARK J & DONNA M	1SD	80000	14430	39600
270	1	2003-05-22	SWALLOW THERESA L	1WD	63000	12310	68460
581	1	2002-10-21	FANNIE MAE	1SH	91000	10940	59310
607	1	1989-07-24		1WD	14500	3800	0

Year	Land	Bldg	Total	Net Tax
2022	6000	20970	26970	1021.46
2021	6000	20970	26970	1081.72

project		ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY	XA/2025		
176	BRANSTETTER - SCIOTO	XA/2025		
910	COTTONWOOD CONSERVANCY	XA/2025		
500	HARDIN COUNTY LANDFILL	XA/2025		



2441 TR 92 45812

Occupancy 4 M/H on Real Estate *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1654	123900
	Subtotal			123900
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2960
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	X	Extra Features	14700
Number of Rooms	6	Total Value	143660
Bedrooms	3		
		PUB ELECTRIC	
Central Heat	A	PRIV WATER	
FORCED AIR		PRIV SEWER	
Central A/C	A	PUB PAVED ST/RD	
Plumbing			
Standard	1	Neighborhood:	
Extra 3 Fixture	1	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	MH/REAL	1 F/C	34X61	1654		MHD	1993AV	114930	.24	.30	103940
2	Garage		22X22	484		C	1996AV	11620	.60		7900
3	Shed		10X18	180		D	1996FR	1730	.65		610
4	POND	*PP.13AC		0			OLD/	0			0
5	Shed	*PP 0	10X12	120			OLD/	0			0
6	PUMPHSE	*NV	6X6	36			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				20700	20700	20700	20700
small acreage	1.5100				5000	5000	7550	7550

Call Back: Sign: PSN Date: 2015-07-07 Lister:

28-090036.0000-v082020R