MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-090065.0000 RES
O09 2026

sale

2023 EVANS MARK D & JESSIC	2002-06-21	
2024 EVANS MARK D & JESSIC	2002-06-21	
2025 EVANS MARK D & JESSIC	2002-06-21	
2026 EVANS MARK D & JESSICA	2002-06-21 PT S2 NE4 S9	5.00A
2591 CR 90	1WD	
	$18,000	
ALGER OH 45812		

Orig Tax Year 2003
Parent: 28-090028.0000

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

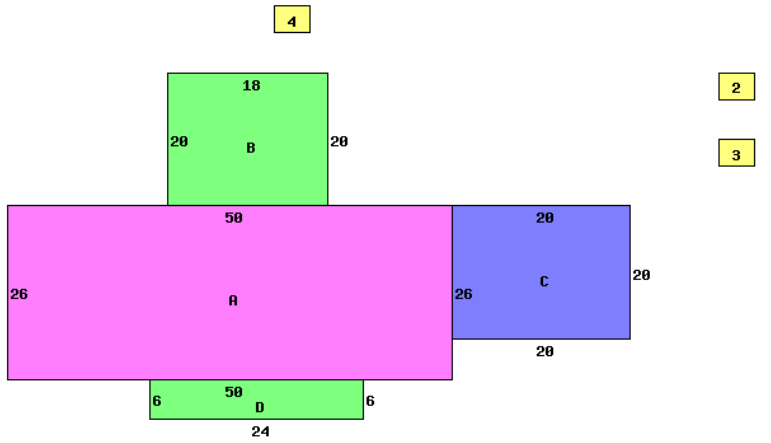
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	5.0000	5.0000	5.0000	5.0000	5.0000			
Land100%	34000	34000	34000	34000		34000	36710	36700
Bldg100%	152110	152110	152110	152110		152110	207540	207550
Totl100%	186110t	186110t	186110t	186110t		186110t	244260t	244250t
Cauv100%								
Tax Value:								
Land 35%	11900	11900	11900	11900		11900	12850	12850
Bldg 35%	53240	53240	53240	53240		53240	72640	72640
Totl 35%	65140t	65140t	65140t	65140t		65140t	85490t	85490t
Hmstd35%	52860	52860	52860	52860		52860	73210	
Owner Oc	43.66	41.36	41.38	41.38	41.38	hmstd 6300 l	46560 b	
Hmstd RB								
Net Tax	2271.84	2199.32	2195.98	2195.98	2195.98			
Sp-Asmnt	34.82	70.46	71.96	71.96				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F	M		1300		a	*MAIN
	PAT	P		360	1080	b	PORCH
	F	G		400	9600	c	GRAGE
	OFP	P		144	4320	d	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
312	1	2002-06-21	EVANS MARK D & JESSICA	S 1WD	18000	0	0

Year	Land	Bldg	Total	Net Tax
2022	7770	46510	54280	2060.96
2021	7770	46510	54280	2182.60

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



2591 CR 90 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1300	107470
	Subtotal			107470
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Plumbing	2100
Floor/Carpet	X	Garages and Carports	9600
Floor/Tile-Lino	L	Extra Features	5400
Number of Rooms	5	Total Value	124570
Bedrooms	3		
		PUB PAVED ST/RD	
Central Heat	A	Topo: ROLLING	
		Neighborhood:	
Plumbing		Code:	2800
Standard	1	Dwl/Gar/NC%	1.7000
Extra 3 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		1300		C	2011AV	124570	.11		188470
2	Pole Build		30X30	900		C	2014AV	10800	.30		7560
3	Pole Build	F	30X40	1200		C	2017AV	14400	.20		11520
4	Shed	*PP	8X10	80			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	4.0000				5000	4000	16000	16000

Call Back: Sign: PSN Date: 2016-01-21 Lister:

28-090065.0000-v082020R