

MARION TWP  
UPPER SCIOTO SD

00270

Hardin County, Ohio  
Michael T. Bacon, Auditor

28-110028.0000  
S17

RES  
2025

sale

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

|                        |                          |
|------------------------|--------------------------|
| 2022 BOECHER BREANNA L | 2014-09-16               |
| 2023 BOECHER BREANNA L | 2014-09-16               |
| 2024 BOECHER BREANNA L | 2014-09-16               |
| 2025 BOECHER BREANNA L | 2014-09-16               |
| 4385 CR 90             | PT NE1/4 SW1/4 S11 1.01A |
|                        | LWD                      |
| ALGER OH 45812         | \$140,000                |

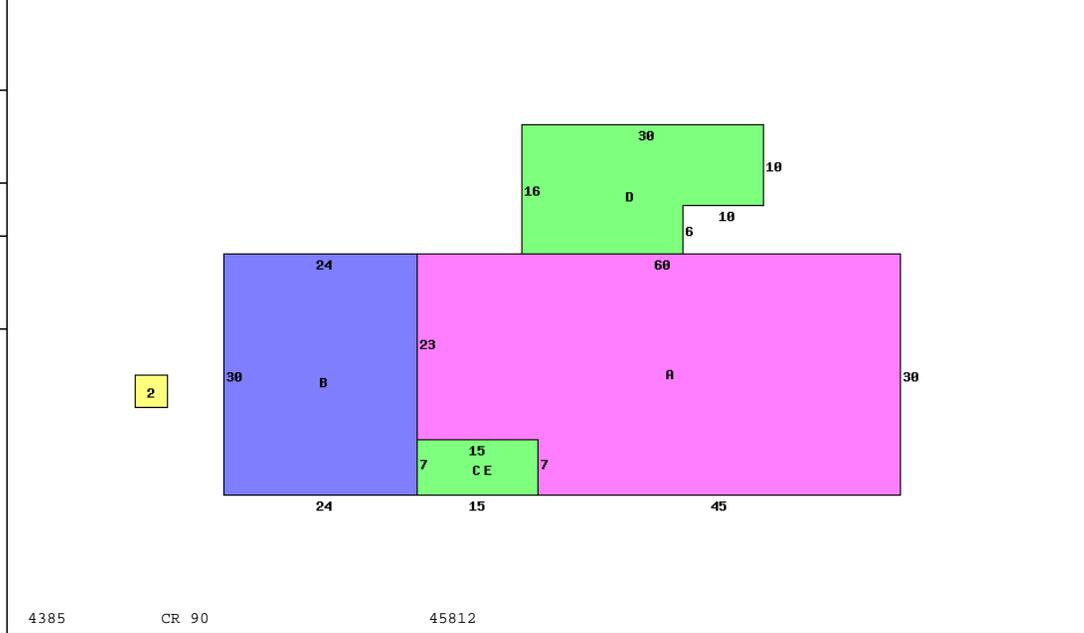
|            |         |         |         |         |                      |
|------------|---------|---------|---------|---------|----------------------|
| Tax Year   | 2022    | 2023    | 2024    | 2025    | CAMA                 |
| Prop Cls   | 511     | 511     | 511     | 511     | 511                  |
| Acres      | 1.0100  | 1.0100  | 1.0100  | 1.0100  |                      |
| Land100%   | 12200   | 17510   | 17510   | 17510   | 17500                |
| Bldg100%   | 136690  | 159370  | 159370  | 159370  | 159380               |
| Totl100%   | 148890t | 176890t | 176890t | 176890t | 176880t              |
| Cauv100%   |         |         |         |         |                      |
| Tax Value: |         |         |         |         |                      |
| Land 35%   | 4270    | 6130    | 6130    | 6130    | 6130                 |
| Bldg 35%   | 47840   | 55780   | 55780   | 55780   | 55780                |
| Totl 35%   | 52110t  | 61910t  | 61910t  | 61910t  | 61910t               |
| Hmstd35%   | 50330   | 59660   | 59660   | 59660   |                      |
| Owner Oc   | 50.66   | 49.28   | 46.68   | 46.70   | hmstd 5990 l 53670 b |
| Hmstd RB   |         |         |         |         |                      |
| Net Tax    | 1971.92 | 2151.40 | 2082.90 | 2079.74 |                      |
| Sp-Asmnt   | 24.00   | 24.00   | 21.00   | 27.00   |                      |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
|------|------|------|------|-------|-------|---|-------|
| 1    | F/C  | M    |      | 1695  |       |   |       |
|      | F2   | G    |      | 720   | 17280 | b | GRAGE |
|      | RFX  | P    |      | 105   | 1050  | c | PORCH |
|      | DK   | P    |      | 420   | 6300  | d | PORCH |
|      | STP  | P    |      | 105   | 420   | e | PORCH |

| Sale# | #p | sale date  | To                       | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| 401   | 1  | 2014-09-16 | BOECHER BREANNA L        | LWD           | 140000 | 10230   | 115460  |
| 63    | 1  | 2001-02-07 | PETERSEN JOHN D & CATHER | LQC *         | 0      | 6540    | 74860   |
| 575   | 1  | 1999-09-27 | PETERSEN JOHN DOUGLAS &  | LWD           | 122500 | 6370    | 72460   |
| 422   | 1  | 1996-07-15 | KRUMMERY DUANE R & TREEN | LWD           | 110000 | 6510    | 65800   |
| 543   | 1  | 1989-07-05 |                          | LWD           | 8000   | 1110    | 0       |

| Year | Land | Bldg  | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 4270 | 47840 | 52110 | 2088.28 |
| 2020 | 4270 | 47840 | 52110 | 2117.98 |

| project                          | ben acres | % | factor  |
|----------------------------------|-----------|---|---------|
| 110 HOG CREEK MAINLINE - HOG CR. |           |   | XA/2025 |
| 500 HARDIN COUNTY LANDFILL       |           |   | XA/2025 |
| 121 TIGHE - HOG CREEK            |           |   | XA/2025 |
| 577 OTTAWA RIVER PROJECT MAINT   |           |   | XA/2021 |
| 350 LONAS-HOG CREEK              |           |   | XA/2025 |



| Occupancy       | 1 Single Family | *DWELLING COMPUTATIONS     |
|-----------------|-----------------|----------------------------|
| Story Height    | 1               | Sq-Ft Value                |
| Floor Level     | Main            | FRAME 1695 126970          |
|                 | Subtotal        | 126970                     |
| Shingle         | Roof            | GABLE                      |
| Plaster/Drywall | X               | Air Conditioning 3030      |
| Floor/Carpet    | X               | Plumbing 2100              |
| Floor/Tile-Lino | X               | Garages and Carports 17280 |
| Number of Rooms | 4               | Extra Features 8370        |
| Bedrooms        | 3               | Total Value 157750         |
| Central Heat    | A               | PUB ELECTRIC               |
| FORCED AIR      |                 | PRIV WATER                 |
| Central A/C     | A               | PRIV SEWER                 |
| Plumbing        |                 | PUB PAVED ST/RD            |
| Standard        | 1               | Neighborhood:              |
| Extra 3 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    | 1695      |       | C         | 1989VG    | 157750   | .19   | 153330 |
| 2 Pole Build  | F        | 28X36     | 1008  | C         | 2004AV    | 12100    | .50   | 6050   |
| homesite      | acres/   | effective | depth | actual    | effective | extended | true  |        |
| small acreage | frontage | frontage  | depth | rate      | rate      | value    | value |        |
|               | .9300    |           |       | 18000     | 18000     | 17100    | 17100 |        |
|               | .0800    |           |       | 5000      | 5000      | 400      | 400   |        |

Call Back: Sign: PSN Date: 2015-07-02 Lister: 28-110028.0000-v082020R