

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-170019.0000
J52

RES
2025

sale

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

| | |
|-----------------------------|---------------------------|
| 2022 MINIX BERT B & BETTY | |
| 2023 MINIX BERT B & BETTY | |
| 2024 MINIX BERT B & BETTY | |
| 2025 MINIX BERT B & BETTY F | |
| 8067 CR 35 | PT NE 1/4 BREWERS LOT 2 W |
| | PT LOT 3 S17 3.621A |
| ALGER OH 45812 | \$0 |

| | | | | | |
|----------|--------|---------|---------|---------|---------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 511 | 511 | 511 | 511 | 511 |
| Acres | 3.6200 | 3.6200 | 3.6200 | 3.6200 | |
| Land100% | 20460 | 31110 | 31110 | 31110 | 31100 |
| Bldg100% | 72260 | 100710 | 100710 | 100710 | 100700 |
| Totl100% | 92710t | 131830t | 131830t | 131830t | 131800t |
| Cauv100% | | | | | |

| | |
|---------------------------|------------|
| 2027 ROBIRDS DEBRA K ETAL | 2026-04-27 |
| 8067 CR 35 | 1CT |
| ALGER OH 45812 | |

| | | | | | |
|------------|--------|---------|---------|---------|----------------------|
| Tax Value: | | | | | |
| Land 35% | 7160 | 10890 | 10890 | 10890 | 10890 |
| Bldg 35% | 25290 | 35250 | 35250 | 35250 | 35250 |
| Totl 35% | 32450t | 46140t | 46140t | 46140t | 46130t |
| Hmstd35% | 29630 | 41480 | 41480 | 41480 | |
| Owner Oc | 29.82 | 34.26 | 32.46 | 32.46 | hmstd 6300 1 35180 b |
| Hmstd RB | 330.82 | 318.38 | 329.46 | 340.70 | |
| Net Tax | 898.86 | 1287.48 | 1225.20 | 1211.60 | |
| Sp-Asmnt | 43.78 | 43.78 | 70.94 | 67.90 | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
|------|------|------|------|-------|-------|---|-------|
| 1 B | F | M | | 1124 | | | |
| | OP | P | | 30 | 900 | b | PORCH |
| | F2 | G | | 528 | 12670 | c | GRAGE |
| | CAR1 | G | | 384 | 2940 | d | GRAGE |

#: 20 L/W
281700200000 1.621a

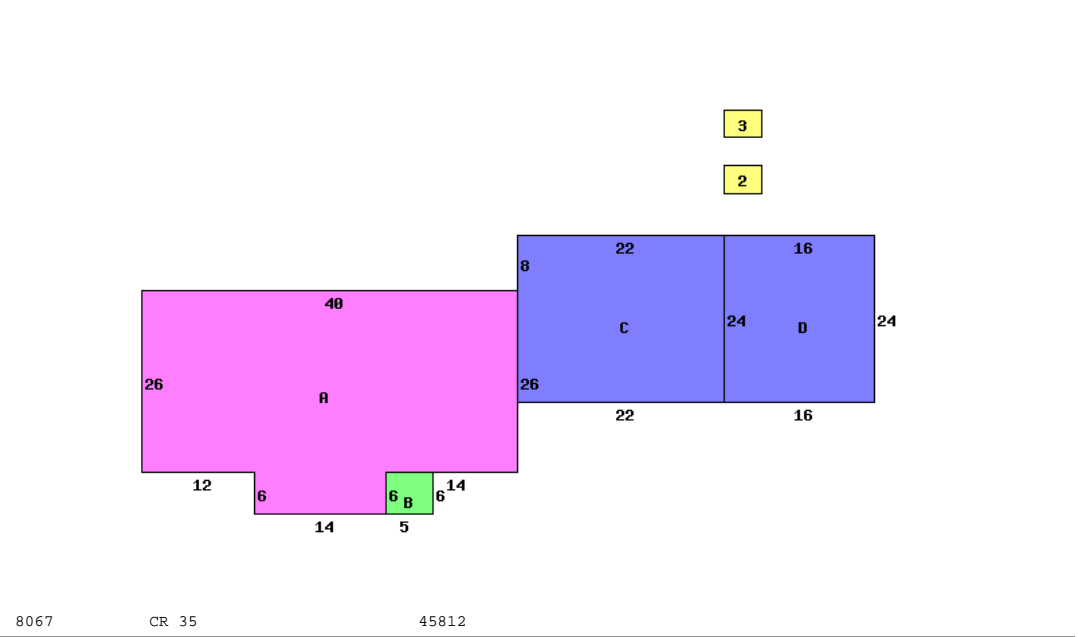
| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|----------------------|---------------|--------|---------|---------|
| 178 | 1 | 2026-04-27 | ROBIRDS DEBRA K ETAL | 1CT * | 0 | 31110 | 100710 |

3

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 7160 | 25290 | 32450 | 951.90 |
| 2020 | 7160 | 25290 | 32450 | 965.46 |

2

| p r o j e c t | | ben acres | / % | factor |
|---------------|---------------------------|-----------|-----|---------|
| 902 | MAIN DISTRICT CONSERVANCY | | | XA/2025 |
| 176 | BRANSTETTER - SCIOTO | | | XA/2025 |
| 358 | JACOBS-SCIOTO RIVER | | | XA/2025 |
| 500 | HARDIN COUNTY LANDFILL | | | XA/2025 |
| 910 | COTTONWOOD CONSERVANCY | | | XA/2025 |



| | | |
|---------------------------|----------|----------------------------|
| Occupancy 1 Single Family | | *DWELLING COMPUTATIONS |
| Story Height 1 | | Sq-Ft Value |
| Floor Level | Main | FRAME 1124 103730 |
| | Basement | 562 10700 |
| | Subtotal | 114430 |
| Shingle | Roof | HIP |
| Plaster/Drywall | X | Air Conditioning 1990 |
| Panelled Wall | X | Garages and Carports 15610 |
| Unfinished Wall | X | Extra Features 900 |
| Floor/Pine | X | Total Value 132930 |
| Floor/Carpet | X | |
| Number of Rooms | 1 6 | PUB ELECTRIC |
| Bedrooms | 3 | PUB GAS |
| | | PUB WATER |
| Central Heat | A | PRIV SEWER |
| FORCED AIR | | |
| Central A/C | A | Neighborhood: |
| Plumbing | | Code: 2800 |
| Standard | 1 | Dwl/Gar/NC% 1.2000 |

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy | Fnc | True |
|---------------|----------|-----------|-------|-----------|-----------|----------|-------|-------|
| 1 DWELLING | 1 B F | Area | Rate | Grade | Cond | Value | Dpr | Value |
| 2 Shed | *SV | 10X16 | 160 | 1955 | 132930 | 200 | | 200 |
| 3 Shed | *PP | 8X10 | 80 | OLD/ | 0 | 0 | | 0 |
| homesite | 1.0000 | effective | depth | actual | effective | extended | true | |
| small acreage | 2.6200 | frontage | depth | rate | rate | value | value | |
| | | | | 5000 | 5000 | 13100 | 13100 | |
| | | | | | | | | |

| | | | |
|------------|----------------------------|---------|-------------------------|
| Call Back: | Sign: PSN Date: 2015-04-28 | Lister: | 28-170019.0000-v082020R |
|------------|----------------------------|---------|-------------------------|