MARION TWP
UPPER SCIOTO SD 00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-170070.0000 RES
J18 2026

sale

2023	WILLIAMS CHARLES D &	2020-02-03
2024	WILLIAMS CHARLES D &	2020-02-03
2025	WILLIAMS CHARLES D &	2020-02-03
2026	WILLIAMS CHARLES D & DE	2020-02-03 PT MID PT S2 SW4 S17
	8812 SR 235	1QC 1.321A
		$0
	ALGER OH 45812	

Orig Tax Year 2003
Parent: 28-170034.0000

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

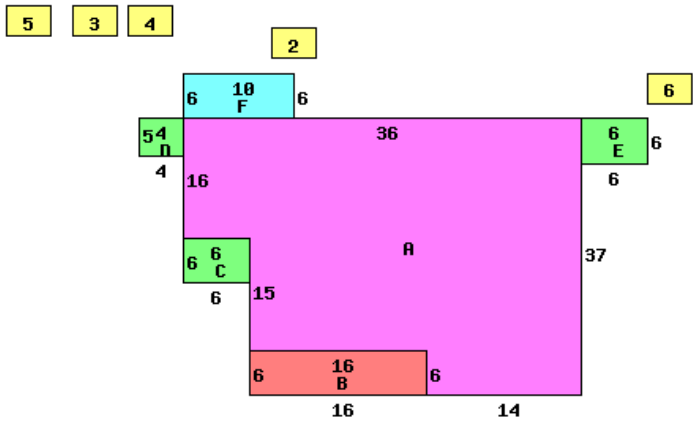
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.3210	1.3210	1.3210	1.3210	1.3210			
Land100%	19600	19600	19600	19600		19600	22310	22310
Bldg100%	118000	118000	118000	118000		118000	166830	166830
Totl100%	137600t	137600t	137600t	137600t		137600t	189140t	189140t
Cauv100%								
Tax Value:								
Land 35%	6860	6860	6860	6860		6860	7810	7810
Bldg 35%	41300	41300	41300	41300		41300	58390	58390
Totl 35%	48160t	48160t	48160t	48160t		48160t	66200t	66200t
Hmstd35%	47320	47320	47320	47320		47320	65360	
Owner Oc	39.08	37.02	37.04	37.04	37.04	hmstd 6300 l	41020 b	
Hmstd RB								
Net Tax	1672.84	1619.58	1617.12	1617.12	1617.12			
Sp-Asmnt	24.82	58.80	61.80	61.80				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1110		a	*MAIN
1	F/C	A		96		b	ADDTN
	STP	P		36	140	c	PORCH
	STP	P		20	80	d	PORCH
	STP	P		36	140	e	PORCH
	PAT	X		60		f	OTHER

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
47	1	2020-02-03	WILLIAMS CHARLES D & DENI	1QC *	0	12970	73630
16	1	2002-01-15	WILLIAMS CHARLES D & DEN	1WD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	4750	31630	36380	1376.02
2021	4750	31630	36380	1457.24

project			ben acres	/ %	factor
500	HARDIN COUNTY LANDFILL	XA/2025			
902	MAIN DISTRICT CONSERVANCY	XA/2025			
910	COTTONWOOD CONSERVANCY	XA/2025			
326	HUSTON DITCH - SCIOTO RIVER	XA/2025			



8812 SR 235 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1206	103260
	Full Upper	FRAME	1110	61430
	Basement		1147	21370
	Subtotal			186060
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall		P P	Air Conditioning	4130
Panelled Wall		X X	Plumbing	1400
Unfinished Wall	X		Extra Features	360
Floor/Pine		X X	Total Value	191950
Floor/Carpet		X		
Number of Rooms	1	4 4	PUB ELECTRIC	
Bedrooms		4	PRIV WATER	
			PRIV SEWER	
Central Heat		A	PUB PAVED ST/RD	
FORCED AIR				
Central A/C		A	Neighborhood:	
Plumbing			Code:	2800
Standard	1		Dwl/Gar/NC%	1.7000
Extra 2 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	2 B F		2316		C	1915GD	191950	.40	.20	156630
2	POULT/GAR	*SV	20X40	0			OLD/	800			800
3	Grain Bin	*PP	18X15	270		C	1972AV	0			0
4	Grain Bin	*PP	18X18	324		C	1974AV	0			0
5	Grain Bin	*PP	18X26	468		C	1974AV	0			0
6	Garage		24X24	576		C	1994AV	13820	.60		9400

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				20700	20700	20700	20700
small acreage	.3210				5000	5000	1610	1610

Call Back: Sign: PSN Date: 2015-04-28 Lister: