

MARION TWP  
UPPER SCIOTO SD

00270

Hardin County, Ohio  
Michael T. Bacon, Auditor

28-300028.0000  
D47

RES  
2025

sale

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

2022 SWANEY NATHANIEL & AL	2020-03-19
2023 SWANEY NATHANIEL & AL	2020-03-19
2024 SWANEY NATHANIEL & AL	2020-03-19
2025 SWANEY NATHANIEL & ALEX 10588 CR 15	2020-03-19 PT N2 SW4 S30 2.15A LWD
ALGER OH 45812	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	2.1500	2.1500	2.1500	2.1500	
Land100%	16060	23740	23740	23740	23750
Bldg100%	107940	110490	110490	110490	110490
Totl100%	124000t	134230t	134230t	134230t	134240t
Cauvl00%					

Orig Tax Year	1997
Parent:	28-300009.0000
2026 LOPEZ CRYSTAL 10588 CR 15	2025-09-22 LWD
ALGER OH 45812	

Tax Value:					
Land 35%	5620	8310	8310	8310	8310
Bldg 35%	37780	38670	38670	38670	38670
Totl 35%	43400t	46980t	46980t	46980t	46980t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1684.50	1669.98	1616.02	1613.62	
Sp-Asmnt	31.08	31.08	58.01	55.21	

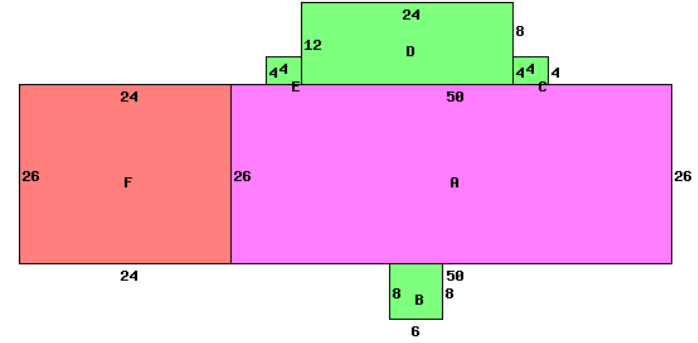
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1300		b	PORCH
	STP	P		48	1920	c	PORCH
	PAT	P		16	60	d	PORCH
	STP	P		288	860	e	PORCH
1	F/C	A		16	60	f	ADDTN
				624			

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
418	1	2025-09-22	LOPEZ CRYSTAL	LWD	245000	23740	110490
126	1	2020-03-19	SWANEY NATHANIEL & ALEXAD	LWD *	0	15460	89000
20	1	2020-01-17	SECRETARY OF HOUSING & UR	LWD *	0	15460	89000
557	1	2019-12-13	LAKEVIEW LOAN SERVICING L	LSH	60000	15460	89000
28	1	2015-01-20	SHOPE JAY J & KIMBERLY FR	LSL	103500	13940	78400
108	1	2005-03-30	COMPTON RODNEY L & KELLY	LQC *	0	11290	79490
159	1	2004-03-29	COMPTON RODNEY L & KELLY	LWD	52000	11290	82690
158	1	2004-03-29	FIRST UNION NATIONAL BAN	LSH	52700	11290	82690
315	1	2000-05-31	PHIPPS CANN W II & TERRI	LSL	97000	9940	73740
35	1	1996-01-18	SPENCER VELMA I	LWD	75000	0	0

Year	Land	Bldg	Total	Net Tax
2021	5620	37780	43400	1783.98
2020	5620	37780	43400	1809.36

project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
175 ELLIS JOINT #970 - SCIOTO RI			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
308 DAWSON JT #1066			XA/2025
910 COTTONWOOD CONSERVANCY			XA/2025

2  
3



10588 CR 15 45812

Occupancy	1	Single Family	*DWELLING COMPUTATIONS
Story Height	1		Sq-Ft Value
Floor Level	Main	FRAME	1924 134510
Shingle	Subtotal	GABLE	134510
	B 1 2 U A		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1924		C	1967FR	.45		94160
2 Pole Build		54X50	2700	D	1973AV	.65		9070
3 Pole Build		28X36	1008	C	2009AV	.40		7260
4 Shed	*PP	10X10	100	OLD/	0			0

Plaster/Drywall	P	Fireplaces	2000
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	L	Extra Features	4060
Number of Rooms	5	Total Value	142670
Bedrooms	3		
Fireplace		PUB ELECTRIC	
Openings	1	PRIV WATER	
Stacks	1	PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
ELECTRIC		Neighborhood:	
Plumbing		Code:	2800
Standard	1	Dwl/Gar/NC%	1.2000
Extra 3 Fixture	1		

homesite	small acreage	1.0000	1.1500	effective frontage	depth	actual	effective	extended	true
				rate	factor	rate	rate	value	value
				18000		18000	18000	18000	18000
				5000		5000	5750	5750	5750