

MARION TWP
UPPER SCIOTO SD

00270

Hardin County, Ohio
Michael T. Bacon, Auditor

28-520009.0000
M34

RES
2025

sale

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

2022 GAMACHE LISA A & DEAN	2017-09-26		
2023 GAMACHE LISA A & DEAN	2017-09-26		
2024 GAMACHE LISA A & DEAN	2017-09-26		
2025 GAMACHE LISA A & DEAN	2017-09-26	HARRIMANS TR 7 PT S8	
1746 W PLACE ST	2SD	.395A PT VAC STREET	
ALGER OH 45812	\$0		

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	.3950	.3950	.3950	.3950	
Land100%	8060	9600	9600	9600	9600
Bldg100%	80860	89540	89540	89540	89550
Totl100%	88910t	99140t	99140t	99140t	99150t
Cauvl00%					
Tax Value:					
Land 35%	2820	3360	3360	3360	3360
Bldg 35%	28300	31340	31340	31340	31340
Totl 35%	31120t	34700t	34700t	34700t	34700t
Hmstd35%					
Owner Oc	31.32	28.66	27.16	27.16	
Hmstd RB	330.82	635.74	658.90	681.40	
Net Tax	845.74	569.06	507.56	483.28	
Sp-Asmnt	28.03	28.03	55.19	55.19	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	
1	F/C	M		1568		a *MAIN

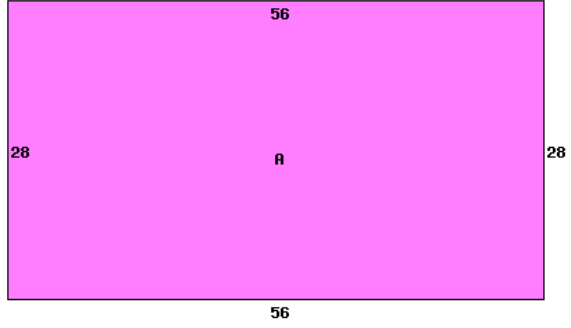
5-29-19 vac street was added which changed acres

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bdg
424	2	2017-09-26	GAMACHE LISA A & DEAN	2SD *	0	1110	0
470	2	2015-12-13	GAMACHE LISA A	2CT *	0	6710	22570
162	1	2008-04-10	BIEDERMAN DERWIN D	1WD *	8000	6340	27140
136	1	2008-04-10	BIEDERMAN DERWIN D	1QC *	0	6340	27140
108	1	2008-03-18	REED WADELENE L ETAL	1CT *	0	6340	27140

Year	Land	Bldg	Total	Net Tax
2021	2820	28300	31120	895.62
2020	2820	28300	31120	908.40

Project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
150 NEWLAND - SCIOTO				XA/2025
171 COTTONWOOD JT. DITCH #958 -				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025
910 COTTONWOOD CONSERVANCY				XA/2025

3
2



1746 W PLACE ST 45812

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1568	123200
Shingle	Subtotal			123200
	Roof	GABLE		
Plaster/Drywall	D	Air Conditioning		2780
Floor/Carpet	X	Plumbing		2100
Number of Rooms	5	Total Value		128080
Bedrooms	3			
Central Heat	A	PUB ELECTRIC		
Central A/C	A	PUB GAS		
Plumbing		PUB WATER		
Standard	1	PUB SEWER		
Extra 3 Fixture	1	PUB PAVED ST/RD		
		Topo: LOW		
		Topo: SWAMPY		
		Neighborhood:		
		Code:		2900
		Dwl/Gar/NC%		.9200

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C			2017AV	102460	.05	Dpr	89550
2 Shed	*PP	10X14	140	2017AV	0			0
3 Shed	*PP	8X12	96	2020AV	0			0
homesite	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	rate	rate	value	value	
	.3950			15000	15000	9600	9600	