

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-380012.0000
H39

RES
2025

sale

Eff Rate:- 45.44 — 41.45 — 40.13 — 40.08 — a/r

2022 ROWE CHALMER	1987-07-02
2023 ROWE CHALMER	1987-07-02
2024 ROWE CHALMER	1987-07-02
2025 ROWE CHALMER	1987-07-02
1010 MCCONNELL ST	HUSTONS SUB W PT 7 W PT 7
	.84A
ALGER OH 45812	\$0

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	561	561	561	561	561
Acres	.8400	.8400	.8400	.8400	
Land100%	11340	13510	13510	13510	13500
Bldg100%	15460	41940	41940	41940	41930
Totl100%	26800t	55460t	55460t	55460t	55430t
Cauvl00%					

2026 KELLY KIMBERLY A	2025-12-10
1010 MCCONNELL ST	1AF
ALGER OH 45812	

Tax Value:					
Land 35%	3970	4730	4730	4730	4730
Bldg 35%	5410	14680	14680	14680	14680
Totl 35%	9380t	19410t	19410t	19410t	19400t
Hmstd35%	8930	18890	18890	18890	
Owner Oc	9.56	16.82	16.00	16.02	hmstd 4730 l 14160 b
Hmstd RB	350.72	339.26	351.74	363.80	
Net Tax	25.74	379.32	345.34	332.26	
Sp-Asmnt	53.68	83.78	98.74	98.74	

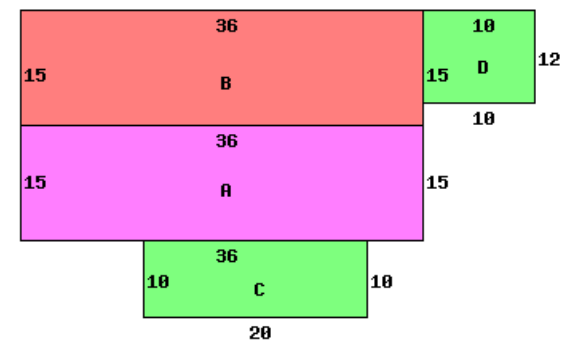
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F	M		540			ADDIN
1	F	A		540			PORCH
	DK	P		200	6000		
		P		120	1800		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
549	1	2025-12-10	KELLY KIMBERLY A	1AF *	0	13510	41940
545	0	1987-07-02			0	0	6710

Year	Land	Bldg	Total	Net Tax
2021	3970	5410	9380	27.12
2020	3970	5410	9380	27.54

project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
176 BRANSTETTER - SCIOTO			XA/2025
910 COTTONWOOD CONSERVANCY			XA/2025
502 *ALGER LIGHTS			XV/2025
500 HARDIN COUNTY LANDFILL			XA/2025

3 2



4

1010 MCCONNELL ST 45812

Occupancy 4 M/H on Real Estate				*DWELLING COMPUTATIONS	
Story Height	1			Sq-Ft	Value
Floor Level		Main	FRAME	1080	103900
Shingle		Roof	GABLE		103900
B 1 2 U A					
Fiberboard Wall	X			Air Conditioning	2000
Floor/Pine	X			Extra Features	7800
Number of Rooms	5			Total Value	113700
Bedrooms	2				
Central Heat	A			PUB ELECTRIC	
FORCED AIR				PUB GAS	
Central A/C	A			PUB WATER	
Plumbing				PRIV SEWER	
Standard	1			PUB PAVED ST/RD	
				Neighborhood:	
				Code:	2900
				Dwl/Gar/NC%	.9200

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 MH/REAL	1 F	24X29	1080	MHD	OLD/AV	90960	.55	37660
2 Shed		12X14	168	C	OLD/FR	2020	.70	610
3 Garage		12X30	360	D	1996AV	7630	.60	2810
4 Shed		14X14	196	D	2000AV	1880	.55	850
homesite		acres/	effective	depth	actual	effective	extended	true
		frontage	frontage	depth	rate	rate	value	value
		.8400		factor	15000	15000	13500	13500