

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-400022.0000
A23

COM
2025

sale

Eff Rate:- 44.43 — 48.27 — 46.99 — 47.32 — a/r

2022 CRAMER RANDY & ROBIN	1991-04-26
2023 114 DINER LLC	2022-06-03
2024 114 DINER LLC	2022-06-03
2025 WIWA LLC	2024-03-28 ORIG 36 FT S31
N MAIN ST	2WD
	\$42,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	456	456	456	456	456
Acres					
Land100%	3970	2510	2510	2510	2520
Bldg100%	1140	1460	1460	1460	1470
Totl100%	5110t	3970t	3970t	3970t	3990t
Cauvl00%					
Tax Value:					
Land 35%	1390	880	880	880	880
Bldg 35%	400	510	510	510	510
Totl 35%	1790t	1390t	1390t	1390t	1400t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	79.52	67.08	65.32	65.78	
Sp-Asmnt	35.05	32.87	40.49	20.51	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
115	2	2024-03-28	WIWA LLC	2WD	42000	2510	1460
275	2	2022-06-03	114 DINER LLC	2WD	72000	3970	1140
274	2	2022-06-03	PEARSON DAVID	2WD	40000	3970	1140
280	1	1991-04-26		LUN *	38000	0	2910
80	1	1989-02-02		1WD	20000	2910	0

Year	Land	Bldg	Total	Net Tax
2021	1390	400	1790	82.92
2020	1390	400	1790	84.06

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



N MAIN ST 45812

PUB ELECTRIC
PUB GAS
PUB WATER
PRIV SEWER
PUB ALLEY
Neighborhood:
Code: 2900
Dwl/Gar/NC% .9200

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 Paving			4900	1.50	C	1980AV	7350	.80		1470
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
		36.00	150	100	70	70	2520	2520		

Call Back: Sign: PSN Date: 2015-07-09 Lister: 29-400022.0000-v082020R