

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-400038.0000
A61

COM
2025

sale

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

| | | | |
|------|----------------|------------|------------------------|
| 2022 | RADER GLENN D | 1999-11-04 | |
| 2023 | RADER GLENN D | 1999-11-04 | |
| 2024 | RADER GLENN D | 1999-11-04 | |
| 2025 | RADER GLENN D | 1999-11-04 | JAGGERS 1ST W 1/2 9-10 |
| | 106 E LEE ST | 2QC | |
| | ALGER OH 45812 | \$0 | |

| | | | | | |
|------------|--------|--------|--------|--------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 447 | 447 | 447 | 447 | 452 |
| Acres | | | | | |
| Land100% | 5370 | 3430 | 3430 | 3430 | 3420 |
| Bldg100% | 42090 | 43660 | 43660 | 43660 | 43650 |
| Totl100% | 47460t | 47090t | 47090t | 47090t | 47070t |
| Cauvl00% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 1880 | 1200 | 1200 | 1200 | 1200 |
| Bldg 35% | 14730 | 15280 | 15280 | 15280 | 15280 |
| Totl 35% | 16610t | 16480t | 16480t | 16480t | 16470t |
| Hmstd35% | | | | | |
| Owner Oc | | | | | |
| Hmstd RB | | | | | |
| Net Tax | 737.92 | 795.46 | 774.32 | 779.78 | |
| Sp-Asmnt | 207.01 | 205.63 | 216.76 | 196.78 | |

294000840000

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|---------------|---------------|--------|---------|---------|
| 611 | 2 | 1999-11-04 | RADER GLENN D | 2QC * | 0 | 3910 | 34660 |
| 485 | 1 | 1990-06-19 | | IWD * | 50000 | 0 | 14510 |
| 421 | 0 | 1987-05-28 | | | 52400 | 0 | 15200 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 1880 | 14730 | 16610 | 769.44 |
| 2020 | 1880 | 14730 | 16610 | 780.18 |

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

2
1
4

106 E LEE ST 45812

PUB ELECTRIC
PUB GAS
PUB WATER
PRIV SEWER
PUB ALLEY

Neighborhood:
Code: 2900
Dwl/Gar/NC% .9200

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy | Fnc | True |
|-----------|----------|-----------|-------|-----------|-----------|----------|-------|------|
| 1 GROCERY | | 30X48 | 1440 | 55.11 | C | 1941GD | 79360 | .75 |
| 2 OFFICE | | 24X24 | 576 | 63.69 | C | 1993AV | 36690 | .40 |
| 3 Paving | | | 3000 | 3.00 | C | 1960FR | 9000 | .80 |
| 4 CANOPY | *PP | 24X24 | 576 | | | 1941AV | 0 | 0 |
| front lot | | effective | depth | actual | effective | extended | true | |
| | acres/ | frontage | depth | factor | rate | value | value | |
| | | 60.00 | 100 | 81 | 70 | 57 | 3420 | 3420 |

Call Back: Sign: PSN Date: 2015-07-09 Lister: 29-400038.0000-v082020R