MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-400043.0000 RES
A55 2026

## sale

| | | |
|---|---|---|
| 2023 | LEIBER ROBERT DEAN | 2000-10-02 |
| 2024 | LEIBER ROBERT DEAN | 2000-10-02 |
| 2025 | LEIBER ROBERT DEAN | 2000-10-02 |
| 2026 | LEIBER ROBERT DEAN | 2000-10-02 JAGGERS 14 |
| | 106 FRONT ST | 1QC |
| | | $0 |
| | ALGER OH 45812 | |

Eff Rate:– 41.45 — 40.13 — 40.08 — 40.08 — a/r

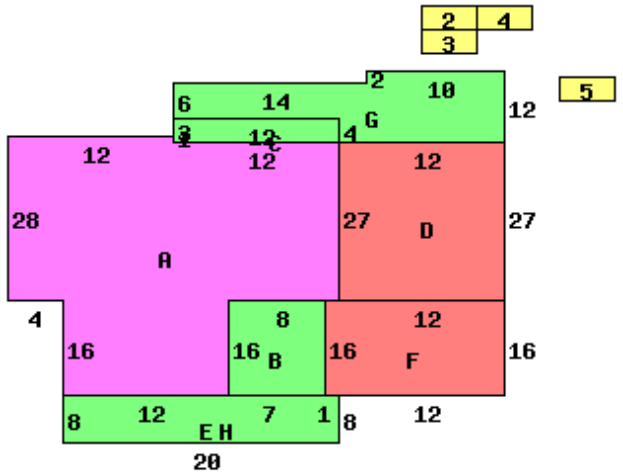
| | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| Tax Year | 2023 | 2024 | 2025 | 2026 | 2026 | 2026 | 2027 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 0 | 510 | 510 | 510 |
| Acres | | | | | | | | |
| Land100% | 3060 | 3060 | 3060 | 3060 | | 3060 | 3510 | 3500 |
| Bldg100% | 86000 | 86000 | 86000 | 86000 | | 86000 | 115200 | 115190 |
| Totl100% | 89060t | 89060t | 89060t | 89060t | | 89060t | 118710t | 118690t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 1070 | 1070 | 1070 | 1070 | | 1070 | 1230 | 1230 |
| Bldg 35% | 30100 | 30100 | 30100 | 30100 | | 30100 | 40320 | 40320 |
| Totl 35% | 31170t | 31170t | 31170t | 31170t | | 31170t | 41550t | 41540t |
| Hmstd35% | 31170 | 31170 | 29570 | 29570 | | 29570 | 39950 | |
| Owner Oc | 27.76 | 26.42 | 25.06 | 25.06 | 25.06 | hmstd 1070 l | 28500 b | |
| Hmstd RB | | | | | | | | |
| Net Tax | 1153.16 | 1118.72 | 1118.50 | 1118.50 | 1118.50 | | | |
| Sp-Asmnt | 141.54 | 163.63 | 143.65 | 143.65 | | | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1 | F/C | M | | 852 | | a | *MAIN |
| | EFP | P | | 112 | 4480 | b | PORCH |
| | OFP | P | | 48 | 1440 | c | PORCH |
| 1 | F/C | A | | 324 | | d | ADDTN |
| | CAN | P | | 160 | 1280 | e | PORCH |
| 1 | F/C | A | | 208 | | f | ADDTN |
| | DK | P | | 212 | 3180 | g | PORCH |
| | DK | P | | 160 | 2400 | h | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|
| 411 | 1 | 2000-10-02 | LEIBER ROBERT DEAN | 1QC * | 0 | 1770 | 24230 |
| 1092 | 1 | 1995-11-06 | LEIBER ROBERT DEAN & DIA | 1WD | 15000 | 2000 | 14310 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 810 | 21130 | 21940 | 879.40 |
| 2021 | 810 | 21130 | 21940 | 928.36 |

| 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 | | | |




106 FRONT ST 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1 | | | | |
| Floor Level | Main | FRAME | 1384 | 110080 |
| | Subtotal | | | 110080 |
| Shingle | Roof | HIP | | |

B 1 2 U A

| | | | |
|---|---|---|---|
| Plaster/Drywall | X | Air Conditioning | 2410 |
| Panelled Wall | X | Extra Features | 12780 |
| Floor/Pine | X | Total Value | 125270 |
| Floor/Carpet | X | | |
| Floor/Tile-Lino | X | PUB PAVED ST/RD | |
| Number of Rooms | 5 | PUB SIDEWALK | |
| Bedrooms | 3 | PUB ALLEY | |
| Central Heat | A | Neighborhood: | |
| FORCED AIR | | Code: | 2900 |
| Central A/C | A | Dwl/Gar/NC% | 1.2500 |
| Plumbing | | | |
| Standard | 1 | | |

| | Bldg Type | SHB+ | Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 1 | F/C | | 1384 | | C | OLD/GD | 125270 | .40 | | 93950 | |
| 2 | Garage | | | 28X30 | 840 | | C | 2007AV | 24280 | .45 | | 16690 | LOFT |
| 3 | P | | OFP | 6X30 | 180 | | C | 2007AV | 5400 | .45 | | 2970 | |
| 4 | P | | DK | 12X16 | 192 | | C | 2007AV | 2880 | .45 | | 1580 | |
| 5 | Shed | | *PP | 10X14 | 140 | | | 2022AV | 0 | | | 0 | |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 50.00 | 115 | 87 | 81 | 70 | 3500 | 3500 |

Call Back: Sign: PSN Date: 2015-07-09 Lister: 29-400043.0000-v082020R