

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-400052.0000
C31

RES
2025

sale

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

2022 SNEARY RICKY & CHRIST	2015-10-14
2023 SNEARY RICKY & CHRIST	2015-10-14
2024 SNEARY RICKY & CHRIST	2015-10-14
2025 SNEARY RICKY & CHRISTIN	2015-10-14
205 FRONT ST	JAGGERS 1ST 23
ALGER OH 45812	SEE PCL 29-400052.0001FOR
	1WD REST OF SPECIAL ASSESMEN
	\$24,179

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	2310	3060	3060	3060	3050
Bldg100%	48140	64170	64170	64170	64170
Totl100%	50460t	67230t	67230t	67230t	67220t
Cauv100%					
Tax Value:					
Land 35%	810	1070	1070	1070	1070
Bldg 35%	16850	22460	22460	22460	22460
Totl 35%	17660t	23530t	23530t	23530t	23530t
Hmstd35%					
Owner Oc	18.92	20.96	19.94	19.94	
Hmstd RB					
Net Tax	707.84	870.52	844.50	843.30	
Sp-Asmnt	99.67	118.31	136.66	116.68	

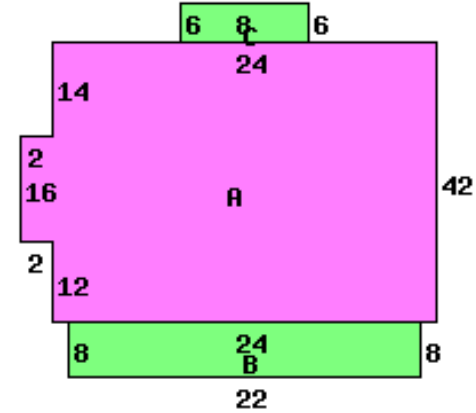
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1HB	F	M		1040		b	PORCH
	OFF	P		176	5280	c	PORCH
	OFF	P		48	1440		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
542	1	2015-10-14	SNEARY RICKY & CHRISTINA	1WD *	24179	2860	25060
496	1	2015-09-28	CR PROPERTIES 2015 LLC	1QC *	14850	2860	25060
117	1	2015-03-24	HSEC BANK USA NA	1SH *	40000	2860	25060
739	1	2005-11-03	DONNAL LEONARD & LOU ANN	1SD	60000	2200	22800
113	1	1997-03-05	WHITAKER CHARLES	1WD	18000	2400	15340
926	1	1995-09-27	ENGLER DORIS	1QC *	0	2400	15310

Year	Land	Bldg	Total	Net Tax
2021	810	16850	17660	747.26
2020	810	16850	17660	757.32

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

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205 FRONT ST 45812

Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	1T	Sq-Ft	Value		
Floor Level	Main	FRAME	1040	104680	
	Part Upper	FRAME	1040	38800	
	Basement		1040	19390	
	Subtotal			162870	
Slate	Roof	GABLE			
	B 1 2 U A				
Plaster/Drywall	X	X		Plumbing	2100
Unfinished Wall	X			Extra Features	6720
Floor/Hardwood	X	X		Total Value	171690
Floor/Carpet	X	X			
Floor/Tile-Lino	L			PUB PAVED ST/RD	
Number of Rooms	3	3	3	PUB SIDEWALK	
Bedrooms			3		
Central Heat	A			Neighborhood:	
FORCED AIR				Code:	2900
Plumbing				Dwl/Gar/NC%	.9200
Standard	1				
Extra 3 Fixture	1				

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F		2080			C-	1900AV	.55		63970
2 Garage	*SV 0	18X20	360				OLD/AV			200
		effective	depth	actual	effective	extended	true			
front lot	acres/	frontage	depth	factor	rate	value	value			
	frontage	50.00	115	87	70	3050	3050			

Call Back:

Sign: PSN Date: 2015-07-10 Lister:

29-400052.0000-v082020R