

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-400052.0000
C31

RES
2025

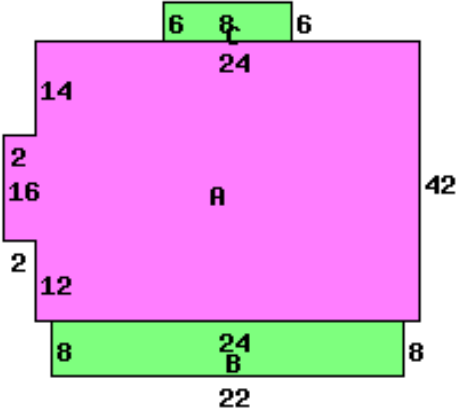
sale

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

Eff Rate:-	45.44	41.45	40.13	40.08	a/r
Tax Year	2022	2023	2024	2025	2025
Prop Cls	510	510	510	510	510
Acres					
Land100%	2310	3060	3060	3060	3500
Bldg100%	48140	64170	64170	64170	87120
Totl100%	50460t	67230t	67230t	67230t	90620t
Cauv100%					
Tax Value:					
Land 35%	810	1070	1070	1070	1230
Bldg 35%	16850	22460	22460	22460	30490
Totl 35%	17660t	23530t	23530t	23530t	31720t
Hmstd35%					
Owner 0c	18.92	20.96	19.94	19.94	19.94
Hmstd RB					
Net Tax	707.84	870.52	844.50	843.30	843.30
Sp-Asmnt	99.67	118.31	136.66	116.68	

SHB+ 1HB	CONS F OFF	TYPE M P	FACT	SQ-FT 1040 176 48	VALUE 5280 1440	a b c	*MAIN PORCH PORCH
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	HSBC 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			
p r o j e c t				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%	1.2500
Standard	1				
Extra 3 Fixture	1				

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1HB F	FtxFt	2080	Rate	C-	Cond	Value	Dpr	Dpr	Value
2 Garage	*SV	0	360			1900AV	154520	.55		86920
						OLD/AV	200			200
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
	50.00	115	87	81	70	3500	3500			