MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-410059.0000 RES
G45 2025

sale

2022 MOLANDS WALTER	2012-03-29	
2023 MOLANDS WALTER	2012-03-29	
2024 MOLANDS WALTER	2012-03-29	
2025 MOLANDS WALTER	2012-03-29	HUSTONS 1ST 38-39
905 MAIN ST	1QC	SEE PCL 29-410059.01 FOR
	$0	REST OF SPECIAL ASSESSMEN
ALGER OH 45812		

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

	2022	2023	2024	2025	2025	CAMA
Tax Year						
Prop Cls	520	520	520	520	520	520
Acres						
Land100%	3690	4910	4910	4910	4910	4900
Bldg100%	38940	58800	58800	58800	58800	58810
Totl100%	42630t	63710t	63710t	63710t	63710t	63710t
Cauv100%						
Tax Value:						
Land 35%	1290	1720	1720	1720	1720	1720
Bldg 35%	13630	20580	20580	20580	20580	20580
Totl 35%	14920t	22300t	22300t	22300t	22300t	22300t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	614.02	844.88	819.26	818.12	818.12	
Sp-Asmnt	121.79	141.97	154.39	114.43		

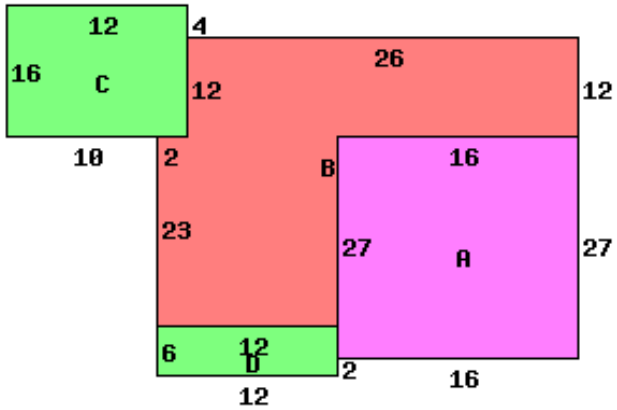
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		432		a	*MAIN
1	F/C	A		588		b	ADDTN
	DK	P		192	2880	c	PORCH
	DK	P		72	1080	d	PORCH

#: 60 L/W
30% funct put on land by 2007 bor for flood area do not remove
294100600000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
113	1	2012-03-29	MOLANDS WALTER	1QC *	0	4540	19710
82	1	2012-03-06	MOLANDS ADAM W	1WD	9900	4540	19710
472	1	2010-12-10	CITI MORTGAGE INC	1WD *	0	5110	17510
556	1	2002-10-10	LAY ANGELA & SHIRK RICHA	1WD	60000	6310	22340
624	2	2001-11-29	WHITAKER CHARLES & LILLI	2WD	28500	6310	22340
49	2	2001-01-26	HOLLON NOAH	2DD	19000	3140	22340
139	0	1987-03-05		*	0	0	13430

Year	Land	Bldg	Total	Net Tax
2021	1290	13630	14920	648.22
2020	1290	13630	14920	656.94

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			



905 905 1/2 N MAIN ST 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1H				
Floor Level	Main	FRAME	1020	102660
	Part Upper	FRAME	432	23850
	Subtotal			126510
Metal	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Panelled Wall		X			
Floor/Pine		X	X		
Floor/Carpet		X			
Number of Rooms		4	2		
Bedrooms			2		
Central Heat		A			
FORCED AIR					
Plumbing					
Standard		1			

Extra Features	5020
Total Value	131530
PUB ELECTRIC	
PUB GAS	
PUB WATER	
PRIV SEWER	
PUB PAVED ST/RD	
PUB ALLEY	
Neighborhood:	
Code:	2900
Dwl/Gar/NC%	.9200

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1H F/C		1452		C-	1949GD	118380	.40	.10	58810

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot		100.00	150	100	70	70	7000	4900	Topography

Call Back: Sign: PSN Date: 2015-07-14 Lister:

29-410059.0000-v082020R