

MARION TWP  
ALGER CORP

00280

Hardin County, Ohio  
Michael T. Bacon, Auditor

29-410062.0000  
G43

RES  
2025

sale

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

2022 JOSEPH TIFFANY D TRUS	2010-12-15	
2023 JOSEPH TIFFANY D TRUS	2010-12-15	
2024 RISNER TIFFANY D TRUS	2023-09-28	
2025 RISNER TIFFANY D TRUSTE	2023-09-28	HUSTONS 1ST 41
102 CARL	2AF	
ALGER OH 45812	\$0	

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	2630	3510	3510	3510	3500
Bldg100%	53370	62910	62910	62910	62910
Totl100%	56000t	66430t	66430t	66430t	66410t
Cauv100%					
Tax Value:					
Land 35%	920	1230	1230	1230	1230
Bldg 35%	18680	22020	22020	22020	22020
Totl 35%	19600t	23250t	23250t	23250t	23240t
Hmstd35%					
Owner Oc	21.00	20.72			
Hmstd RB					
Net Tax	785.62	860.14	854.16	852.98	
Sp-Asmnt	107.63	117.61	134.12	114.14	

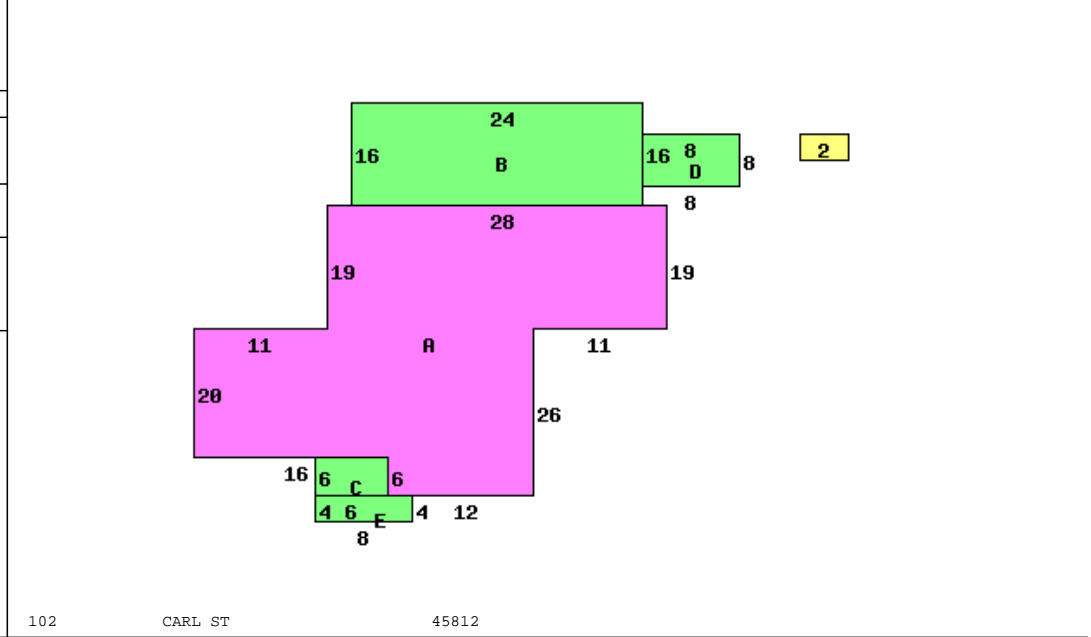
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1164		a	*MAIN
	DK	P		384	5760	b	PORCH
	EPF	P		36	1440	c	PORCH
	WDD	P		64	960	d	PORCH
	DK	P		32	480	e	PORCH

Tiffany D Joseph trustee for Zachary Risner & Hunter J Joseph

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
406	2	2023-09-28	RISNER TIFFANY D TRUSTEE	2AF *	0	2630	53370
479	2	2010-12-15	JOSEPH TIFFANY D TRUSTEE	2QC *	0	3660	47200
437	0	1988-06-14	JOSEPH TIFFANY D TRUSTEE	2QC *	0	0	17030

Year	Land	Bldg	Total	Net Tax
2021	920	18680	19600	829.34
2020	920	18680	19600	840.52

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



Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1	Sq-Ft Value
Floor Level	Main	FRAME 1164 103120
	Subtotal	103120
Shingle	Roof	GABLE
Plaster/Drywall	X	Air Conditioning 2070
Fiberboard Wall	X	Extra Features 8640
Floor/Carpet	X	Total Value 113830
Number of Rooms	4	
Bedrooms	2	PUB ELECTRIC
		PUB GAS
Central Heat	A	PUB WATER
FORCED AIR		PRIV SEWER
Central A/C	A	PUB PAVED ST/RD
Plumbing		PUB ALLEY
Standard	1	
		Neighborhood:
		Code: 2900
		Dwl/Gar/NC% .9200

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 F/C	24X30	720	C- OLD/GD	102450	.40		56550
2 Garage				C 1994AV	17280	.60		6360
front lot	acres/ frontage	effective frontage	depth	actual factor	effective rate	extended value	true value	
	50.00	150	100	70	70	3500	3500	

Call Back:

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

29-410062.0000-v082020R