

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-410069.0000
H48

RES
2025

sale

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

2022 NICHOLS CAROL A	2016-02-05
2023 NICHOLS CHELSEY	2022-09-06
2024 NICHOLS CHELSEY	2022-09-06
2025 NICHOLS CHELSEY	2022-09-06
103 E NORTH ST	HUSTONS 1ST E 1/2 30-32
	1CT
ALGER OH 45812	\$0

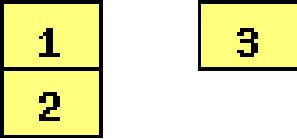
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	570	570	570	570	570
Acres					
Land100%	3940	5260	5260	5260	5250
Bldg100%					0
Totl100%	3940t	5260t	5260t	5260t	5250t
Cauvl00%					
Tax Value:					
Land 35%	1380	1840	1840	1840	1840
Bldg 35%					0
Totl 35%	1380t	1840t	1840t	1840t	1840t
Hmstd35%					
Owner Oc	1.48				
Hmstd RB					
Net Tax	55.30	69.72	67.58	67.50	
Sp-Asmnt	21.45	22.83	27.33	27.93	

MOBILE HOME ACCT: 29-0022 TITLE: 3300321906 1973 STERLING
294100700000
294100710000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bdg
422	1	2022-09-06	NICHOLS CHELSEY	1CT *	0	3940	0
38	1	2016-02-05	NICHOLS CAROL A	1QC *	0	4890	0
37	1	2016-02-05	CLOUSE BRENDA K ETAL	1CT *	0	4890	0
190	3	2015-05-01	FITZPATRICK JOE F	3AF *	0	4890	0
300	3	2001-07-10	FITZPATRICK JOE F & BETT	3SD *	0	5400	1770
1031	1	1988-12-16		1WD *	3250	3600	0
805	0	1987-09-16			0	0	3600

Year	Land	Bldg	Total	Net Tax
2021	1380	0	1380	58.40
2020	1380	0	1380	60.76

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
176 BRANSTETTER - SCIOTO				XA/2025
502 *ALGER LIGHTS				XV/2025
910 COTTONWOOD CONSERVANCY				XA/2025



103 E NORTH ST 45812

PUB ALLEY
Neighborhood:
Code:
Dwl/Gar/NC%

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
	*	FtxFt	Rate	Cond	Value	Dpr	Dpr	Value
1 MH/LRE	*	14X62	868	1973FR	0			0
2 CAN/PAT	*MH PAT	10X18	180	1980FR	0			0
3 Shed	*PP	8X8	0	2003AV	0			0

front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
		75.00	150	100	70	70	5250	5250