MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-410084.0000 RES
D13 2026

sale

2023	ETZWILER ABIGAIL DIAN	2018-12-07
2024	ETZWILER ABIGAIL DIAN	2018-12-07
2025	ETZWILER ABIGAIL DIAN	2018-12-07
2026	ETZWILER ABIGAIL DIANA	2018-12-07 HUSTONS 1ST 11
	905 N FRONT ST	2WD
		$56,000
	ALGER OH 45812	

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

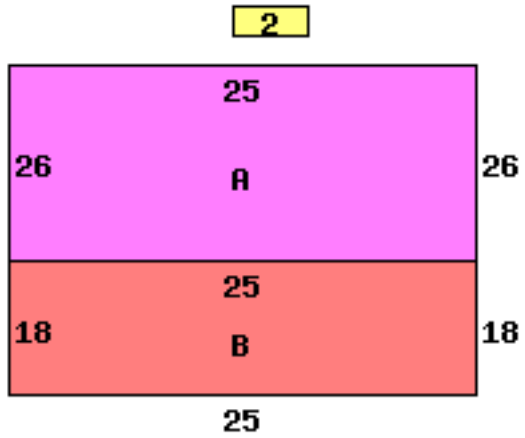
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	3510	3510	3510	3510		3510	4060	4050
Bldg100%	47940	47940	47940	47940		47940	64910	64900
Totl100%	51460t	51460t	51460t	51460t		51460t	68970t	68950t
Cauv100%								
Tax Value:								
Land 35%	1230	1230	1230	1230		1230	1420	1420
Bldg 35%	16780	16780	16780	16780		16780	22720	22720
Totl 35%	18010t	18010t	18010t	18010t		18010t	24140t	24130t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	682.34	661.64	660.74	660.74	660.74			
Sp-Asmnt	80.07	95.39	95.99	95.99				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1QB	F	M		650		a	*MAIN
1	F/C	A		450		b	ADDTN

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
594	2	2018-12-07	ETZWILER ABIGAIL DIANA	2WD		56000	2510	34460
441	2	2014-10-03	TIMPE ROBIN L & WILLIAM B	2SD		45000	3260	41660
490	2	2001-09-19	MAST BRADY A	2WD		60000	3600	0
453	1	1999-08-06	GOOD MICHAEL & RHONDA	1WD	*	0	2800	0
196	2	1999-05-06	GOOD JON B	2WD	*	0	2800	0
144	1	1992-02-14		1WD		13500	2800	0
589	1	1990-07-23		1UN	*	0	2800	0

Year	Land	Bldg	Total	Net Tax
2022	920	15060	15980	657.62
2021	920	15060	15980	694.28

	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			
500	HARDIN COUNTY LANDFILL	XA/2025			



905 N FRONT ST 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height	1Q			
Floor Level	Main	FRAME	1100	105820
	Qtr Story	FRAME	650	10910
	Basement		650	12330
	Subtotal			129060
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	X	Air Conditioning		3280
Panelled Wall	X		Plumbing		2100
Unfinished Wall	X		Total Value		134440
Floor/Hardwood	X	X			
Floor/Carpet	X	X	PUB ELECTRIC		
Floor/Concrete	X		PUB GAS		
Floor/Tile-Lino	L		PUB WATER		
Number of Rooms	1 4	2	PRIV SEWER		
Bedrooms	1	1	PUB SIDEWALK		
			PUB ALLEY		
Central Heat	A				
FORCED AIR			Neighborhood:		
Central A/C	A		Code:		2900
Plumbing			Dwl/Gar/NC%		1.2500
Standard	1				
Extra 3 Fixture	1				

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1QB F		1100		D+	1900AV	114270	.55		64280
2	Shed		18X12	216		D	OLD/FR	2070	.70		620

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	150	100	81	81	4050	4050

Call Back: Sign: PSN Date: 2015-07-13 Lister:

29-410084.0000-v082020R