

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-420062.0000
F37

RES
2025

sale

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

| | | |
|----------------------|------------|---------------------------|
| 2022 JOSEPH KELLEY J | 2016-06-01 | |
| 2023 JOSEPH KELLEY J | 2016-06-01 | |
| 2024 JOSEPH KELLEY J | 2016-06-01 | |
| 2025 JOSEPH KELLEY J | 2016-06-01 | NEUBERTS 3RD 9-10 |
| 503 OHIO ST | LWD | SEE 29-420062.01 FOR REST |
| ALGER OH 45812 | \$86,000 | SPECIAL ASSESSMENTS |

| | | | | | | |
|------------|--------|---------|---------|---------|---------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | 2025 | CAMA |
| Prop Cls | 560 | 560 | 560 | 560 | 560 | 560 |
| Acres | | | | | | |
| Land100% | 4000 | 5310 | 5310 | 5310 | 5310 | 5300 |
| Bldg100% | 56860 | 81310 | 81310 | 81310 | 81310 | 81310 |
| Totl100% | 60860t | 86630t | 86630t | 86630t | 86630t | 86610t |
| Cauv100% | | | | | | |
| Tax Value: | | | | | | |
| Land 35% | 1400 | 1860 | 1860 | 1860 | 1860 | 1850 |
| Bldg 35% | 19900 | 28460 | 28460 | 28460 | 28460 | 28460 |
| Totl 35% | 21300t | 30320t | 30320t | 30320t | 30320t | 30310t |
| Hmstd35% | | | | | | |
| Owner Oc | 22.82 | 27.02 | 25.70 | 25.70 | 25.70 | |
| Hmstd RB | | | | | | |
| Net Tax | 853.74 | 1121.70 | 1088.20 | 1086.66 | 1086.66 | |
| Sp-Asmnt | 121.22 | 147.30 | 157.55 | 149.16 | | |

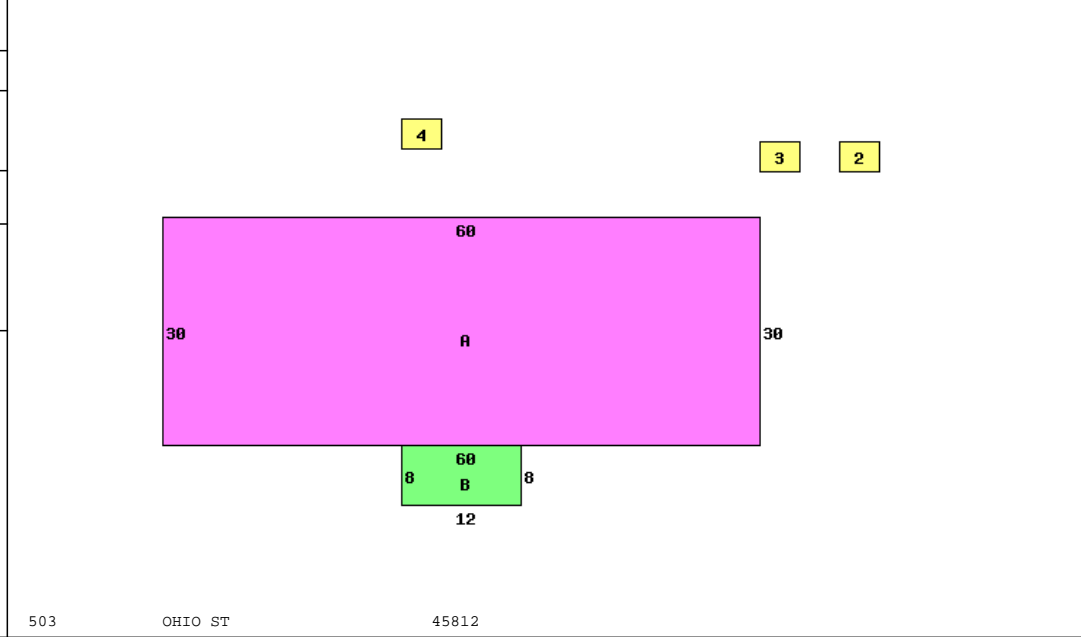
| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 1 | F/C | M | | 1800 | 2880 | b | PORCH |
| | OFF | P | | 96 | | | |

#: 63 L/W
294200630000

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|------------------|---------------|--------|---------|---------|
| 189 | 1 | 2016-06-01 | JOSEPH KELLEY J | LWD * | 86000 | 4910 | 60540 |
| 259 | 1 | 2010-07-12 | BEVERLY PAMELA J | LWD * | 0 | 4770 | 90970 |
| 223 | 1 | 1994-03-24 | MANN BETTY R | LWD * | 20700 | 0 | 31200 |
| 735 | 0 | 1985-10-21 | | LWD * | 2000 | 0 | 1310 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 1400 | 19900 | 21300 | 901.28 |
| 2020 | 1400 | 19900 | 21300 | 913.42 |

| Project | ben acres | / % | factor |
|-------------------------------|-----------|-----|---------|
| 902 MAIN DISTRICT CONSERVANCY | | | XA/2025 |
| 150 NEWLAND - SCIOTO | | | XA/2025 |
| 502 *ALGER LIGHTS | | | XV/2025 |
| 176 BRANSTETTER - SCIOTO | | | XA/2025 |
| 500 HARDIN COUNTY LANDFILL | | | XA/2025 |
| 910 COTTONWOOD CONSERVANCY | | | XA/2025 |



| Occupancy 4 M/H on Real Estate | | *DWELLING COMPUTATIONS | |
|--------------------------------|------|------------------------|-------------|
| Story Height | 1 | Sq-Ft | Value |
| Floor Level | Main | FRAME | 1800 131380 |
| Shingle | Roof | GABLE | 131380 |
| B 1 2 U A | | | |
| Plaster/Drywall | D | Air Conditioning | 3130 |
| Floor/Carpet | X | Plumbing | 2100 |
| Floor/Tile-Lino | X | Extra Features | 2880 |
| Number of Rooms | 6 | Total Value | 139490 |
| Bedrooms | 3 | | |
| Central Heat | A | PUB ELECTRIC | |
| FORCED AIR | | PUB GAS | |
| Central A/C | A | PUB WATER | |
| Plumbing | | PRIV SEWER | |
| Standard | 1 | PUB SIDEWALK | |
| Extra 3 Fixture | 1 | Neighborhood: | |
| | | Code: | 2900 |
| | | Dwl/Gar/NC% | .9200 |

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy | Fnc | True |
|-----------|----------|-------|------|-----------|---------|--------|---------|-------|
| 1 MH/REAL | 1 F/C | 30X60 | 1800 | MHD | 2004AV | 111590 | .18 .20 | 67350 |
| 2 Garage | F | 24X24 | 576 | C | 2003AV | 13820 | .50 | 6360 |
| 3 P | OFF | 10X24 | 240 | C | 2017AV | 7200 | .20 | 5760 |
| 4 Shed | | 10X24 | 240 | D | 2017AV | 2300 | .20 | 1840 |

| front lot | acres/ frontage | effective frontage | depth | actual factor | effective rate | extended value | true value |
|-----------|-----------------|--------------------|-------|---------------|----------------|----------------|------------|
| | 100.00 | 88 | 76 | 70 | 53 | 5300 | 5300 |

Call Back:

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

29-420062.0000-v082020R