

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-430005.0000
B55

RES
2025

sale

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

2022 PRATER KENNETH J & AN	2006-03-23
2023 PRATER KENNETH J & AN	2006-03-23
2024 PRATER KENNETH J & AN	2006-03-23
2025 GRIFFITH DYLAN M ETAL WAGNER	2024-03-04 STIMMELS 5 2WD \$5,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	599	599	599	599	599
Acres					
Land100%	2140	2860	2860	2860	2850
Bldg100%	2630	3970	3970	3970	3960
Totl100%	4770t	6830t	6830t	6830t	6810t
Cauv100%					
Tax Value:					
Land 35%	750	1000	1000	1000	1000
Bldg 35%	920	1390	1390	1390	1390
Totl 35%	1670t	2390t	2390t	2390t	2380t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	68.72	90.54	87.80	87.68	
Sp-Asmnt	12.14	14.30	23.49	23.49	

2026 DUNIFON THOMAS WAGNER ST	2025-06-26 2WD
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Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
282	2	2025-06-26	DUNIFON THOMAS	2WD *	0	2860	3970
84	2	2024-03-04	GRIFFITH DYLAN M ETAL	2WD	5000	2860	3970
171	3	2006-03-23	PRATER KENNETH J & ANGEL	3WD	10000	1970	8000
771	3	2005-11-21	J P MORGAN CHASE BANK TR	3SH	20000	1800	6970
19	3	2001-01-12	WILLIAMS BRUCE & BETH SE	3WD	34000	1860	6260
187	3	1995-03-16	GROSS CONNIE & MARION JR	3WD	29500	0	7110
387	0	1988-05-27		*	17000	0	1510
42	0	1986-01-21		*	24531	0	710

Year	Land	Bldg	Total	Net Tax
2021	750	920	1670	72.56
2020	750	920	1670	73.54

p r o j e c t		ben acres / % factor	
902	MAIN DISTRICT CONSERVANCY	XA/2025	
176	BRANSTETTER - SCIOTO	XA/2025	
502	*ALGER LIGHTS	XV/2025	
910	COTTONWOOD CONSERVANCY	XA/2025	



WAGNER ST

PUB ELECTRIC
PUB GAS
PUB WATER
PUB ALLEY

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
		FtxFt		Rate		Cond	Value	Dpr	Dpr	Value
1 Garage	F		688		D	1990FR	13210	.70		3960
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value			true value
		50.00	100	81	70	57	2850			2850

Neighborhood:
Code: 2900
Dwl/Gar/NC% .9200