MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-430013.0000 RES
B42 2026

sale

2023 SCOTT MITCHELL B II	2014-10-27	
2024 SCOTT MITCHELL B II	2014-10-27	
2025 SCOTT MITCHELL B II	2014-10-27	
2026 SCOTT MITCHELL B II	2014-10-27	MC CONNELS 79
201 MCCONNELL ST	1WD	
	$57,000	
ALGER OH 45812		

2028 COMPTON CRUZ & SAMANTHA	2026-08-25	
201 MCCONNELL ST	1WD	
ALGER OH 45812		

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

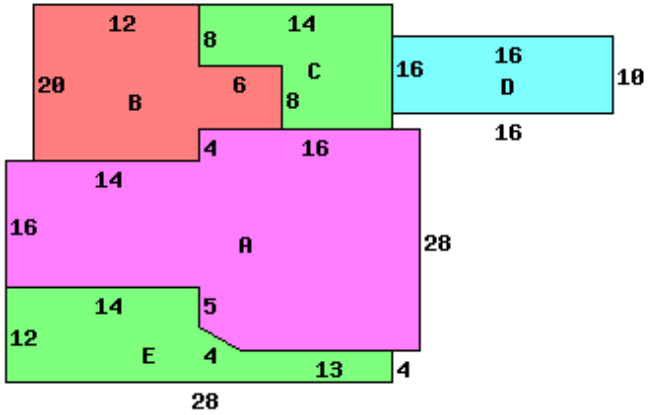
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	3510	3510	3510	3510		3510	4060	4050
Bldg100%	65490	65490	65490	65490		65490	88970	88980
Totl100%	69000t	69000t	69000t	69000t		69000t	93030t	93030t
Cauv100%								
Tax Value:								
Land 35%	1230	1230	1230	1230		1230	1420	1420
Bldg 35%	22920	22920	22920	22920		22920	31140	31140
Totl 35%	24150t	24150t	24150t	24150t		24150t	32560t	32560t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	914.96	887.24	886.00	886.00	886.00			
Sp-Asmnt	98.77	118.82	118.82	118.82				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		668		a	*MAIN
1	F/C	A		288		b	ADDTN
	EFP	P		176	7040	c	PORCH
04	F	O		160	1920	d	OTHER
	OFP	P		229	6870	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
298	1	2026-08-25	COMPTON CRUZ & SAMANTHA	1WD	120000	3510	65490
483	1	2014-10-27	SCOTT MITCHELL B II	1WD	57000	3260	44200
387	1	2005-06-20	KASTENS CHRISTOPHER S	1WD	55000	2710	32370
677	1	1999-11-05	HUBBELL JOHN F & SHARON	1WD	35000	2710	27770
1053	1	1991-12-17		1WD	22000	0	19200
212	0	1986-04-02		*	0	0	18910

Year	Land	Bldg	Total	Net Tax
2022	920	18870	19790	814.44
2021	920	18870	19790	859.80

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			



201 MCCONNELL ST 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	956	100360
	Part Upper	FRAME	668	38360
	Subtotal			138720
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Floor/Hardwood		X			
Floor/Pine			X		
Floor/Carpet		X			
Number of Rooms		4	3		
Bedrooms			3		
Central Heat		A			
F-A/SPACE					
Central A/C		A			
Plumbing					
Standard		1			
Extra Fixture		1			

Air Conditioning	2940
Plumbing	700
Extra Features	15830
Total Value	158190
PUB ELECTRIC	
PUB GAS	
PUB WATER	
PRIV SEWER	
PUB SIDEWALK	
Neighborhood:	
Code:	2900
Dwl/Gar/NC%	1.2500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1T F/C		1624		C	1920AV	158190	.55		88980

	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: 2015-07-09 Lister:

29-430013.0000-v082020R