

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-430021.0000
A12

RES
2025

sale

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

2022 ROWE JOYCE D	2012-01-12
2023 ROWE JOYCE D	2012-01-12
2024 ROWE JOYCE D	2012-01-12
2025 ROWE JOYCE D	2012-01-12 J-MC 65
103 W WAGNER ST	1AF
ALGER OH 45812	\$0

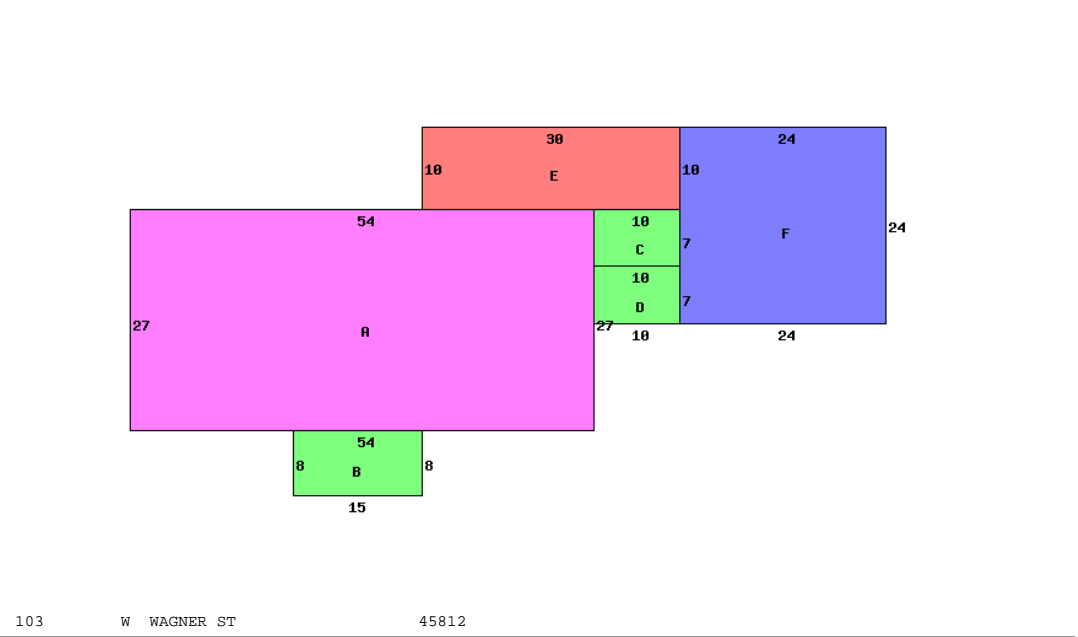
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	560	560	560	560	560
Acres					
Land100%	2630	3510	3510	3510	3500
Bldg100%	52030	81170	81170	81170	81180
Totl100%	54660t	84690t	84690t	84690t	84680t
Cauv100%					
Tax Value:					
Land 35%	920	1230	1230	1230	1230
Bldg 35%	18210	28410	28410	28410	28410
Totl 35%	19130t	29640t	29640t	29640t	29640t
Hmstd35%					
Owner Oc	20.50	26.40	25.12	25.12	
Hmstd RB	350.72	339.26	351.74	363.80	
Net Tax	416.04	757.30	712.04	698.48	
Sp-Asmnt	83.64	115.16	138.32	138.32	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1458			
	EFP	P		120	4800	b	PORCH
	EBW	P		70	2800	c	PORCH
1	PAT	P		70	210	d	PORCH
	F	A		300		e	ADDTN
	F	G		576	13820	f	GRAGE

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
14	1	2012-01-12	ROWE JOYCE D	1AF *	0	3260	78430
9	1	2000-01-04	ROWE HERBERT & JOYCE D	1SD	9000	2710	0
820	1	1992-09-02		1WD	5000	3000	0
554	1	1992-06-15		1WD	4000	0	3000

Year	Land	Bldg	Total	Net Tax
2021	920	18210	19130	439.16
2020	920	18210	19130	445.12

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



103 W WAGNER ST 45812

Occupancy 4 M/H on Real Estate		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	1758 128320
Shingle	Roof	GABLE	128320
Plaster/Drywall		D	Fireplaces 2000
Floor/Carpet		X	Air Conditioning 3060
Floor/Tile-Lino		X	Plumbing 2100
Number of Rooms		5	Garages and Carports 13820
Bedrooms		3	Extra Features 7810
			Total Value 157110
Fireplace			
Openings		1	PUB ELECTRIC
Stacks		1	PUB GAS
Central Heat		A	PUB WATER
GAS			PRIV SEWER
Central A/C		A	PUB ALLEY
Plumbing			
Standard		1	Neighborhood:
Extra 3 Fixture		1	Code: 2900
			Dwl/Gar/NC% .9200

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 MH/REAL	1 F/C	27X54	1758	MHD	1999AV	125690	.22 .10	81180
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
		50.00	150	100	70	70	3500	3500

Call Back:

Sign: PSN Date: 2015-07-09 Lister:

29-430021.0000-v082020R