

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-450024.0000
E31

RES
2025

sale

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

2022 PFOFF DONALD LEE	2015-08-11
2023 BROWN KENNETH M	2022-04-12
2024 BROWN KENNETH M	2022-04-12
2025 BROWN KENNETH M	2022-04-12
HULBERT REAR	2022-04-12 DUNLAPS 1ST S 1/2 4
	1WD
	\$6,500

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	599	599	599	599	599
Acres					
Land100%	490	460	460	460	470
Bldg100%	910	1340	1340	1340	1340
Totl100%	1400t	1800t	1800t	1800t	1810t
Cauvl00%					
Tax Value:					
Land 35%	170	160	160	160	160
Bldg 35%	320	470	470	470	470
Totl 35%	490t	630t	630t	630t	630t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	20.18	23.88	23.14	23.10	
Sp-Asmnt	128.51	128.93	137.21	137.81	

3% funct on land to get value to adjust right

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
160	1	2022-04-12	BROWN KENNETH M	1WD	6500	490	910
308	1	2015-08-11	PFOFF DONALD LEE	1QC *	0	1030	910
521	1	1989-06-28		1WD	4000	0	1830

Year	Land	Bldg	Total	Net Tax
2021	170	320	490	21.28
2020	170	320	490	21.58

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

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HULBERT ST REAR

PUB ELECTRIC
PUB WATER
PUB ALLEY

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 Flat Barn		FtxFt	Area	Grade	Cond Value	Dpr	Dpr	Value
		40X35	1400	D	1940FR	13440	.80 .50	1340

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

rear lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
		59.00	19	30	25	8	470	470