

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-450045.0000
C02

RES
2025

sale

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

2022	MOLANDS WALTER	2018-04-18	
2023	MOLANDS WALTER	2018-04-18	
2024	MOLANDS WALTER	2018-04-18	
2025	MOLANDS WALTER	2018-04-18	NEUBERTS 1ST 14
	406 MAIN ST	LWD	SEE 29-450045.0100 FOR
	ALGER OH 45812	\$16,500	REST OF SPECIAL ASSESSMEN

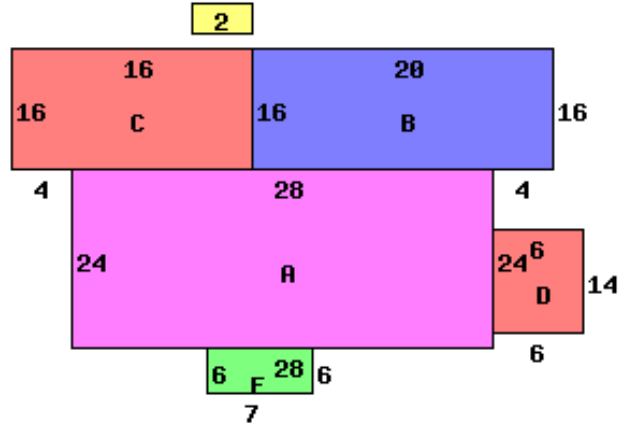
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	2630	3510	3510	3510	3500
Bldg100%	34030	40430	40430	40430	40430
Totl100%	36660t	43940t	43940t	43940t	43930t
Cauvl00%					
Tax Value:					
Land 35%	920	1230	1230	1230	1230
Bldg 35%	11910	14150	14150	14150	14150
Totl 35%	12830t	15380t	15380t	15380t	15380t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	528.00	582.70	565.04	564.26	
Sp-Asmnt	87.13	93.79	107.88	87.90	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	B/C	M		672			
1	CAR1	G		320	2480		GRAGE
1	F/C	A		256			ADDTN
1	F/C	A		84			ADDTN
	OFF	P		42	1260		FORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
162	1	2018-04-18	MOLANDS WALTER	LWD	16500	2510	36490
154	1	2017-04-06	3 NORTH RIDGE LLC	LWD	15000	3260	26600
373	1	2014-08-28	MEDALLION INVESTMENT GROU	LWD	13500	3260	30740
272	1	2014-06-26	TEMPLETON BRIDGET	LWD *	17000	3260	30740
508	1	1995-06-07	STANLEY HARVEY & SONDR	FD	32000	4000	21110
892	1	1991-11-01		LUN *	0	0	22910

Year	Land	Bldg	Total	Net Tax
2021	920	11910	12830	557.40
2020	920	11910	12830	564.92

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



406 MAIN ST 45812

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	BRICK	1012 108630
	Subtotal		108630
Shingle	Roof	HIP	
Plaster/Drywall	X	Heating	-1280
Panelled Wall	X	Plumbing	-3800
Floor/Hardwood	X	Garages and Carports	2480
Floor/Carpet	X	Extra Features	1260
Number of Rooms	5	Total Value	107290
Bedrooms	2		
		PUB PAVED ST/RD	
		PUB SIDEWALK	
		Neighborhood:	
		Code:	2900
		Dwl/Gar/NC%	.9200

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B/C			Cond	Value	Dpr	Dpr	Value
2 Garage		18X24	432	D	1986AV	.65		2670
	acres/	effective	depth	actual	effective	extended	true	
front lot	frontage	frontage	depth	factor	rate	value	value	
		50.00	150	100	70	3500	3500	