MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-450058.0000 RES
C37 2025

sale

2022 DONNAL GARNET L
2023 DONNAL GARNET L
2024 DONNAL GARNET L
2025 DONNAL GARNET L HUSTONS 2ND 5
309 FRONT ST
$0
ALGER OH 45812

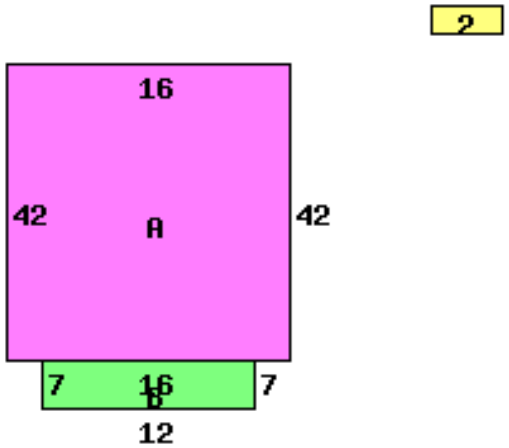
Eff Rate: – 45.44 — 41.45 — 40.13 — 40.08 — a/r

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	1510	2000	2000	2000	2000	2300
Bldg100%	13860	17510	17510	17510	17510	23780
Totl100%	15370t	19510t	19510t	19510t	19510t	26080t
Cauv100%						
Tax Value:						
Land 35%	530	700	700	700	700	810
Bldg 35%	4850	6130	6130	6130	6130	8320
Totl 35%	5380t	6830t	6830t	6830t	6830t	9130t
Hmstd35%						
Owner Oc	5.76	6.08	5.78	5.78	5.78	
Hmstd RB						
Net Tax	215.64	252.68	245.12	244.78	244.78	
Sp-Asmnt	41.49	45.84	57.12	57.72		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		672		a	*MAIN
	EFP	P		84	3360	b	PORCH

Year	Land	Bldg	Total	Net Tax
2021	530	4850	5380	227.64
2020	530	4850	5380	230.70

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			
500 HARDIN COUNTY LANDFILL	XA/2025			
910 COTTONWOOD CONSERVANCY	XA/2025			



309 FRONT ST 45812

Occupancy 1 Single Family

Story Height 1
Floor Level
Shingle

			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	672	86930
	Subtotal			86930
	Roof	GABLE		

B 1 2 U A

Panelled Wall	X	Heating	-790
Floor/Hardwood	X	Extra Features	3360
Number of Rooms	5	Total Value	89500
Bedrooms	2		
		PUB PAVED ST/RD	
Plumbing		PUB SIDEWALK	
Standard	1		
		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	1 F/C		672		D+	1920PR	76080	.75		23780
2	Garage	*NV 0	12X16	192			OLD/PR	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	50	57	81	46	2300	2300

Call Back: Sign: PSN Date: 2015-07-10 Lister: 29-450058.0000-v082020R