MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-450061.0000 RES
C34 2026

sale

2023 ROBSON SHELLY R & TIM	2019-09-11	
2024 ROBSON SHELLY R & TIM	2019-09-11	
2025 ROBSON SHELLY R & TIM	2019-09-11	
2026 ROBSON SHELLY R & TIMOT	2019-09-11 HUSTONS 2ND 2	
303 FRONT ST	2WD	SEE PCL 29-450061.01 FOR
	$116,000	REST OF SPECIAL ASSESSMEN
ALGER OH 45812		

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

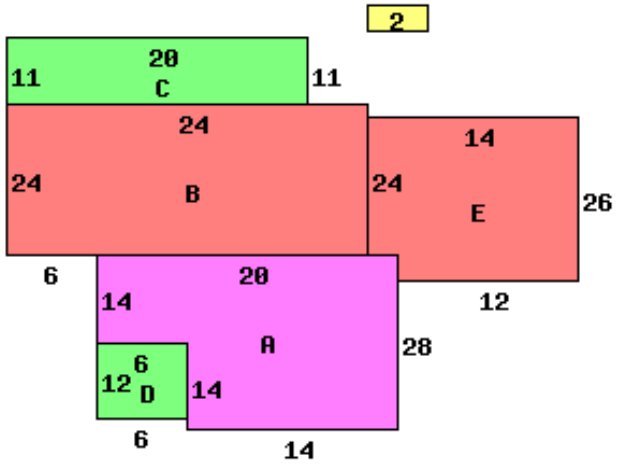
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	3060	3060	3060	3060		3060	3510	3500
Bldg100%	60460	60460	60460	60460		60460	81970	81960
Totl100%	63510t	63510t	63510t	63510t		63510t	85490t	85460t
Cauv100%								
Tax Value:								
Land 35%	1070	1070	1070	1070		1070	1230	1230
Bldg 35%	21160	21160	21160	21160		21160	28690	28690
Totl 35%	22230t	22230t	22230t	22230t		22230t	29920t	29910t
Hmstd35%	22040	22040	22040	22040		22040	29720	
Owner Oc	19.64	18.68	18.68	18.68	18.68	hmstd 1070 l	20970 b	
Hmstd RB								
Net Tax	822.58	798.00	796.86	796.86	796.86			
Sp-Asmnt	114.37	132.07	112.09	112.09				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		476		a	*MAIN
1	F/C	A		576		b	ADDTN
	PAT	P		220	660	c	PORCH
	OFP	P		72	2160	d	PORCH
1	F/C	A		356		e	ADDTN

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
395	2	2019-09-11	ROBOSN SHELLY R & TIMOTHY	2WD		116000	2200	37710
78	6	2017-02-28	BRICKS PROPERTIES LLC	6QC	*	0	2860	37970
225	2	2016-06-13	BRICKNER CONSTRUCTION LTD	2WD		22000	2860	37970
137	2	2008-03-24	HIGH NICK A	2WD	*	8900	2800	56860
675	2	2007-12-13	CITIFINANCIAL INC	2SH		44100	2800	56860
443	2	2003-09-25	CAMPBELL ROBIN E	2QC	*	0	2540	47540
388	1	1995-05-12	CRUSON ROBIN E	QC	*	0	2800	24910
226	1	1992-03-16		1WD		28000	0	17230
84	1	1989-02-03		1WD		14000	0	10710

Year	Land	Bldg	Total	Net Tax
2022	810	16290	17100	685.56
2021	810	16290	17100	723.74

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			



303 FRONT ST 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	1408	111320
	Part Upper	FRAME	476	30590
	Subtotal			141910
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Panelled Wall		X			
Floor/Carpet		X	X		
Number of Rooms		5	2		
Bedrooms		2	2		
Central Heat		A			
FORCED AIR					
Plumbing					
Standard		1			

Extra Features	2820
Total Value	144730
PUB PAVED ST/RD	
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		1884		C	OLD/AV	144730	.55		81410
2	Shed		12X16	192		D	OLD/FR	1840	.70		550

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	115	87	81	70	3500	3500

Call Back: Sign: PSN Date: 2015-07-10 Lister: 29-450061.0000-v082020R