

MARION TWP
ALGER CORP

00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-450081.0000
C48

RES
2025

- sale

2022 STEPHENS JOHN C
2023 STEPHENS JOHN C
2024 STEPHENS JOHN C
2025 STEPHENS JOHN C
301 ANGLE ST
ALGER OH 45812

2017-10-06
2017-10-06
2017-10-06
2017-10-06 HUSTONS 2ND PT 9 & PT 10
3WD
\$28,000

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

$$-a/r$$

Tax Year	2022	2023	2024	2025
Prop CIs	500	500	500	500
Acres				
Land100%	2140	2860	2860	2860
Bldg100%				0
Totl100%	2140t	2860t	2860t	2860t
Cauv100%				

CAMA
500
2850
2850t

Orig Tax Year 1998
Parent: 29-450065.0000

- Tax Value:

Land 35%	750	1000	1000	1000
Bldg 35%				
Totl 35%	750t	1000t	1000t	1000t
Hmstd35%				
Owner Oc				
Hmstd RB				
Net Tax	30.86	37.90	36.74	36.68
Sp-Asmnt	14.36	15.11	21.53	22.13

294500820000

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bdg
497	3	2017-10-06	STEPHENS JOHN C	3WD	28000	2660	0
379	3	2006-06-15	LAWARRE PATRICIA J & MIC	3WD	27900	2260	18770
688	1	2005-10-14	MC CLANE JEFF	1SD	2065	2060	15570
502	1	1997-08-26	DOWNING CHARLES & JUANIT	1SD	9000	0	0

Year	Land	Bldg	Total	Net Tax
2021	750	0	750	32.58
2020	750	0	750	33.02

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

301	ANGLE ST	45812
-----	----------	-------

PUB	PAVED	ST/RD
PUB	ALLEY	

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

front lot

acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
	50.00	100	81	70	57	2850	2850

Call Back:

Sign: PSN Date: 2015-07-10 Lister:

29-450081.0000-v082020R