MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-530011.0000 RES
E15 2026

sale

2023	LUELLEN JOHN R & MICH	2007-10-18
2024	LUELLEN JOHN R & MICH	2007-10-18
2025	LUELLEN JOHN R & MICH	2007-10-18
2026	LUELLEN JOHN R & MICHEL	2007-10-18 STEVENSONS ADDN 11-12
	500 FRONT ST	1WD
		$67,000
	ALGER OH 45812	

2028	LUELLEN MICHELLE L	2026-07-21
	500 FRONT ST	1QC
	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%	7000	7000	7000	7000		7000	8110	8100
Bldg100%	77340	77340	77340	77340		77340	105090	105080
Totl100%	84340t	84340t	84340t	84340t		84340t	113200t	113180t
Cauv100%								
Tax Value:								
Land 35%	2450	2450	2450	2450		2450	2840	2840
Bldg 35%	27070	27070	27070	27070		27070	36780	36780
Totl 35%	29520t	29520t	29520t	29520t		29520t	39620t	39610t
Hmstd35%								
Owner Oc			25.02	25.02	25.02			
Hmstd RB								
Net Tax	1118.40	1084.52	1057.98	1057.98	1057.98			
Sp-Asmnt	143.33	160.14	140.76	140.76				

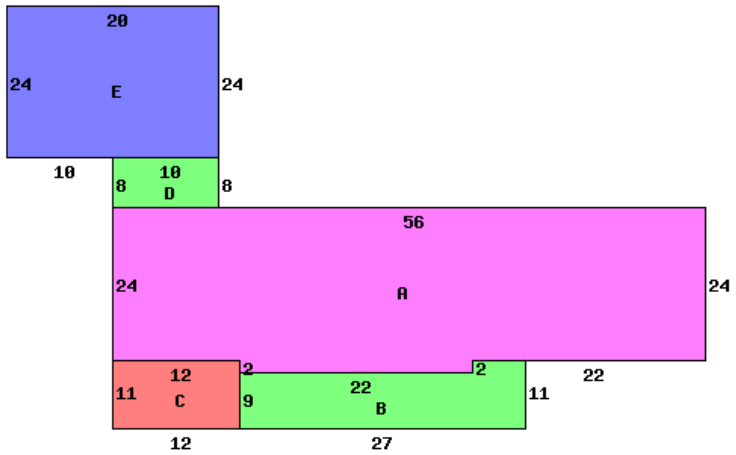
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1388		a	*MAIN
	OFP	P		253	7590	b	PORCH
1	F/C	A		132		c	ADDTN
	EBW	P		80	3200	d	PORCH
	F2	G		480	11520	e	GRAGE

#: 12 L/W
295300120000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
322	1	2026-07-21	LUELLEN MICHELLE L	1QC *	0	7000	77340
572	1	2007-10-18	LUELLEN JOHN R & MICHELL	1WD	67000	7910	61860
409	1	2007-10-18	HOWARD TONYA SUE	1QC *	0	7910	61860
607	1	1998-10-19	HOWARD MICHAEL C & TONYA	1WD	59000	5600	44540

Year	Land	Bldg	Total	Net Tax
2022	1840	22940	24780	1019.76
2021	1840	22940	24780	1076.58

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			



500 FRONT ST 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1520	120050
	Subtotal			120050
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2580
Floor/Hardwood	X	Garages and Carports	11520
Floor/Carpet	X	Extra Features	10790
Floor/Tile-Lino	L	Total Value	144940
Number of Rooms	7		
Bedrooms	3	PUB ELECTRIC	
		PUB GAS	
Central Heat	A	PUB WATER	
FORCED AIR		PRIV SEWER	
Central A/C	A	PUB ALLEY	
Plumbing			
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		1520		C	1960AV	144940	.42		105080
2	P	*PP DK	6X12	72			OLD/	0			0
3	Pool	*PP	12X12	144			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		100.00	150	100	81	81	8100	8100

Call Back: Sign: PSN Date: 2015-07-13 Lister:

29-530011.0000-v082020R