MARION TWP
ALGER CORP 00280

Hardin County, Ohio
Michael T. Bacon, Auditor

29-540006.0000 RES
D20 2026

sale

2023 HOLBROOK CHAD	2010-10-20	
2024 HOLBROOK CHAD	2010-10-20	
2025 HOLBROOK CHAD	2010-10-20	
2026 HOLBROOK CHAD	2010-10-20	SMITH-ANKERMAN 4
806 FRONT ST	1FD	
	$58,000	
ALGER OH 45812		

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

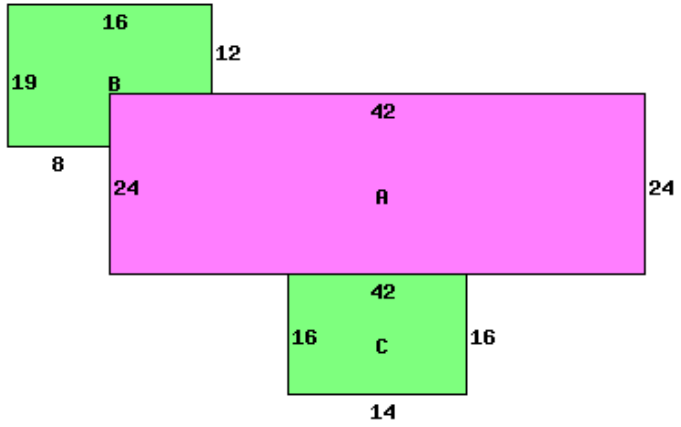
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	5260	5260	5260	5260		5260	6090	6080
Bldg100%	66260	66260	66260	66260		66260	90030	90020
Totl100%	71510t	71510t	71510t	71510t		71510t	96110t	96100t
Cauv100%								
Tax Value:								
Land 35%	1840	1840	1840	1840		1840	2130	2130
Bldg 35%	23190	23190	23190	23190		23190	31510	31510
Totl 35%	25030t	25030t	25030t	25030t		25030t	33640t	33640t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	948.30	919.56	918.28	918.28	918.28			
Sp-Asmnt	101.48	119.71	120.31	120.31				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1008		a	*MAIN
	DK	P		248	3720	b	PORCH
	DK	P		224	3360	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
480	1	2010-10-20	HOLBROOK CHAD	1FD	58000	6290	56170

Year	Land	Bldg	Total	Net Tax
2022	1380	19500	20880	859.28
2021	1380	19500	20880	907.14

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			



806 FRONT ST 45812

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1008	101460
	Basement		1008	18790
	Subtotal			120250
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	484 sq ft	Basement Finish	5390
Panelled Wall	X		Air Conditioning	1760
Floor/Hardwood	X		Extra Features	7080
Floor/Tile-Lino	X		Total Value	134480
Number of Rooms	1 5			
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 B F		1492		D+	1959GD	114310	.37		90020

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		75.00	150	100	81	81	6080	6080

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

29-540006.0000-v082020R