12-205001.6300

11/19/2026

Joan Kasotis
County Auditor
Marion County, Ohio
propertysearch.marioncountyohio.gov

Parcel

12-205001.6300

429-OTHER RETAIL STRUCTURES

Address

435 N MAIN ST MARION OH 43302

MARION CSD

Owner

ALDAMEN PROPERTY SOLUTION INC

SOLD: 10/22/2026 $0.00

Appraised

$69,880.00

ACRES: 0.000

Photos

Photo 1



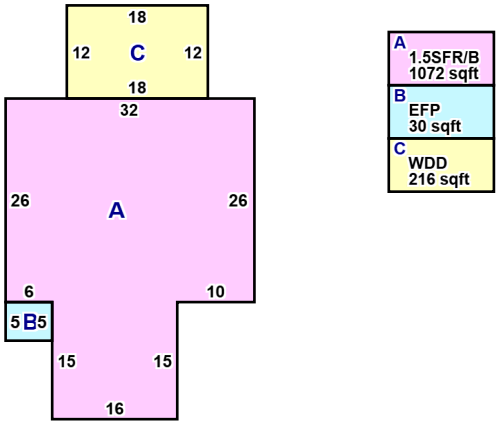
Photo 2



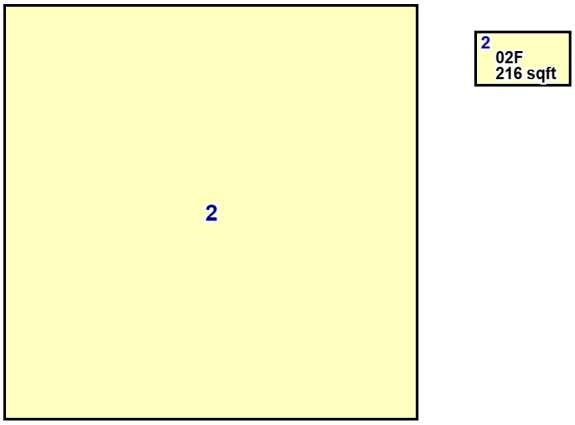
122050016300 02/13/2019

Sketches

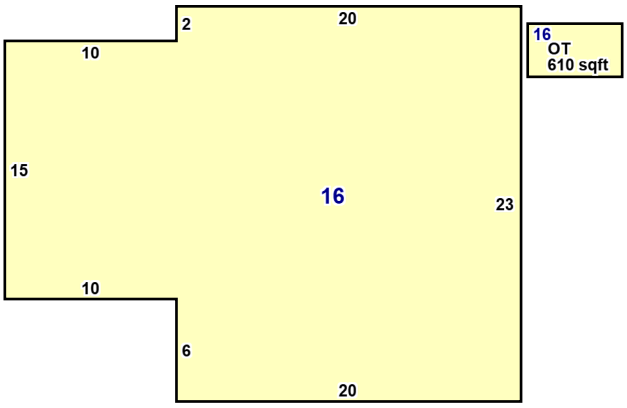
Sketch 1



Sketch 2



Sketch 3



Levies

2026 NOVEMBER ELECTION on **11/3/2026** Ballot Entries

This levy information is specific to this particular property only. These cost estimates should be considered neither an endorsement nor an opposition to any particular proposed tax levy. Hopefully this information will prove beneficial and help you make an informed decision come Election Day.

Please note: 2026 property values were used for these calculations.

Jurisdiction	Use	Years	Millage	Type	Description	Current	Proposed	Change
ADAMH	CURRENT EXPENSES	5	1.000	RENEWAL		$22.15	$22.15	$0.00
MCBDD	CURRENT EXPENSE	5	3.00	RENEWAL		$68.04	$68.04	$0.00

Location

Parcel	12-205001.6300
Owner	ALDAMEN PROPERTY SOLUTION INC
Address	435 N MAIN ST MARION OH 43302
City / Township	MARION CORP / MARION TWP
School District	MARION CSD

Owner Address

Mailing Name	ALDAMEN PROPERTY SOLUTION INC
Mailing Address	847 N MAIN ST
City, State, Zip	MARION OH 43302-1736

Tax Mailing Address

Mailing Name	ALDAMEN PROPERTY SOLUTION INC
Mailing Address	847 N MAIN ST
City, State, Zip	MARION OH 43302-1736

Valuation

	Appraised (100%)			Assessed (35%)		
Year	**Land**	**Improvements**	**Total**	**Land**	**Improvements**	**Total**
2026	$16,770.00	$53,110.00	$69,880.00	$5,870.00	$18,590.00	$24,460.00
2025	$16,770.00	$53,110.00	$69,880.00	$5,870.00	$18,590.00	$24,460.00
2024	$13,800.00	$45,200.00	$59,000.00	$4,830.00	$15,820.00	$20,650.00
2023	$13,800.00	$45,200.00	$59,000.00	$4,830.00	$15,820.00	$20,650.00
2022	$13,800.00	$45,200.00	$59,000.00	$4,830.00	$15,820.00	$20,650.00
2021	$13,800.00	$39,860.00	$53,660.00	$4,830.00	$13,950.00	$18,780.00

Historic Appraised (100%) Values



Legal

Legal Acres	0.000	**Land Use**	429-OTHER RETAIL STRUCTURES
Legal Description	JOHN R ARONHALT 1ST LOT 539 PG 5 220 5.00 163.00	**Neighborhood**	00201-N MAIN ST COMM
Agricultural District	NO	**Special Assessments**	YES
In Foreclosure	NO	**Treasurer's Code**	NO
In Sheriff Sale	NO	**On Contract**	NO
On Escrow	NO	**On CAUV**	NO
Has Homestead Reduction	NO	**Has Owner Occupancy Reduction**	NO
Lender		**Certified Delinquent Year**	2026

Notes

LISTER INFO: SH 3/6/2025

TRANSFER: SET @ $39,370 FOR 1/1/07 CK09 FOR REMODEL CW;

TRANSFER: STATES THIS IS A DUPLEX RR;8/20/08 BOR 08-48 VALUE

TRANSFER: ENG ISSUED 437 N MAIN ST TO OFFICE 435 TO HME

TRANSFER: LOAN CW;3/27/08 FILED BOR 08-48 SH;1/3/08 PER CITY

TRANSFER: TRANSFER DF;2/13/08 RECD VQ, AUCTION SALE, CONV

TRANSFER: SECOND HALF STILL DUE;10/14/05 EX#1001 FAMILY

TRANSFER: PER HR 0884 WAS MADE OUT TO MRN CO TREAS DUE TO

TRANSFER: 8/2/02 REFUND #2517 FOR 5% PENALTY ON FIRST HALF

MISC: COURT ORDER TRANSFER RS;

MISC: $50,000 4% PER ANNUM RM;4/14/25 L/C CANCELLED DUE TO

MISC: 8/17/17 L/C TO M & H CONSTRUCTION LLC FOR

MISC: M & H CONSTRUCTION LLC FOR $50,000 JG.

MISC: FNC DPR FOR 1/1/09 LG RR; 5/19/17 L/C TO

MISC: STATED SHE WAS CARETAKER NO LONGER VAC REMOVE

MISC: 9/3/08 REFUND #3589 $505.18 CW;5/14/09 TT LADY

Tax Map Information

No Tax Map Records Found.

Residential

Dwelling 1

Appraised Value	$40,030.00	**Assessed Value**	$14,010.00
Stories	2	**Style**	1-CONVENTIONAL
Year Built	1890	**Year Remodeled**	0
Bedrooms	3	**Rooms**	7
Full Baths	1	**Half Baths**	1
Family Rooms	0	**Dining Rooms**	0
Fireplace Openings	0	**Fireplace Stacks**	0
Plumbing	1-NORMAL	**Extra Fixtures**	2
Finished Living Area	1,608		
Basement	YES	**Basement Area Finished / Total (sq ft)**	0 / 832
Basement Crawl (sq ft)	0	**Basement Slab (sq ft)**	0

Data Breakdown By Floor

Feature	Basement	First Floor	1/2 Upper Floor
Square Footage (Finished/Total)	0 / 832	1,072 / 1,072	1,072 / 1,072
Replacement Value	$17,056	$120,064	$45,667
Central Heat	0%	100%	100%
Central Air	0%	0%	0%

Additions

Code	Description	Base Area	Appraised Value
WDD		216	$3,888.00
EFP		30	$1,680.00
Totals		246	$5,568.00

Agricultural

No Agricultural Records Found.

Commercial

No Commercial Records Found.

Improvements

#	Code	Description	Size (LxW)	Area	Year Built	Appraised Value	Assessed Value
2	02F	DETACHED FRAME GARAGE	12x18	216	1890	$1,270.00	$440.00
3	OT	OFFICE 1 F IRREG	0x0	0	1890	$11,820.00	$4,140.00
16	OT	1 F	0x0	0	1890	$0.00	$0.00
Totals						$13,090.00	$4,580.00

Sales

Date	Buyer	Seller	Conveyance Number	Book & Page	Deed Type	Valid	Parcels In Sale	Amount
10/22/2026	ALDAMEN PROPERTY SOLUTION INC	ALDAMEN PROPERTY SOLUTION LLC	953	1808 / 717	SHERIFF DEED	False	1	$0.00
4/14/2025	ALDAMEN PROPERTY SOLUTION LLC	JOHNSON JAMES S & TRACY	295	/	SHERIFF DEED	False	1	$39,500.00
10/31/2007	JOHNSON JAMES S & TRACY	BELK RUTH A	1442	/	EXECUTOR DEED	False	1	$30,000.00
10/29/2007	BELK RUTH A	RANKIN JAMIE & TAWNYA	943	/	JUDGEMENT ENTRY	False	1	$0.00
10/14/2005	RANKIN JAMIE & TAWNYA	NOT ON FILE	1001	/	QUIT CLAIM DEED	False	1	$0.00

Land

Code	Type	Dim 1	Dim 2	Dim 3	Unit Rate	Rate Factor	Adjustment Factor	Appraised Value
FL	FRONT LOT (FF)	66.000	165.000	0.000	210	121	100	$16,760.00
Totals		0.000 Acres						$16,760.00

Tax

2025

	Delinquent	First Half	Second Half	Year Total
CHARGE	$0.00	$723.89	$723.89	$1,447.78
REDUCTION		-$179.16	-$179.16	-$358.32
EFFECTIVE TAX	$0.00	$544.73	$544.73	$1,089.46
ADJUSTMENT	$0.00	$0.00	$0.00	$0.00

INFLATION CAP CREDIT		$0.00	$0.00	$0.00
NON-BUSINESS CREDIT		$0.00	$0.00	$0.00
OWNER OCCUPANCY CREDIT		$0.00	$0.00	$0.00
HOMESTEAD		$0.00	$0.00	$0.00
NET TAX	$0.00	$544.73	$544.73	$1,089.46
CAUV RECOUPMENT	$0.00	$0.00	$0.00	$0.00
SPECIAL ASSESSMENTS	$0.00	$1.00	$1.00	$2.00
SA PENALTY	$0.00	$0.00	$0.10	$0.10
SA INTEREST	$0.00	$0.00	$0.00	$0.00
OTHER PENALTY	$0.00	$39.06	$97.44	$136.50
OTHER INTEREST	$0.00	$0.00	$0.00	$0.00
NET OWED	$0.00	$584.79	$643.27	$1,228.06
NET PAID	$0.00	-$155.17	$0.00	-$155.17
NET DUE	$0.00	$429.62	$643.27	$1,072.89
			SURPLUS	$0.00

Yearly Tax Value Summary

Year	Effective Tax	Delinquency	Net Tax	Taxes Billed
2025	$1,089.46	$0.00	$1,089.46	$1,091.46
2024	$8,845.95	$8,640.66	$9,689.46	$13,363.57
2023	$7,445.68	$6,934.19	$7,890.19	$10,832.52

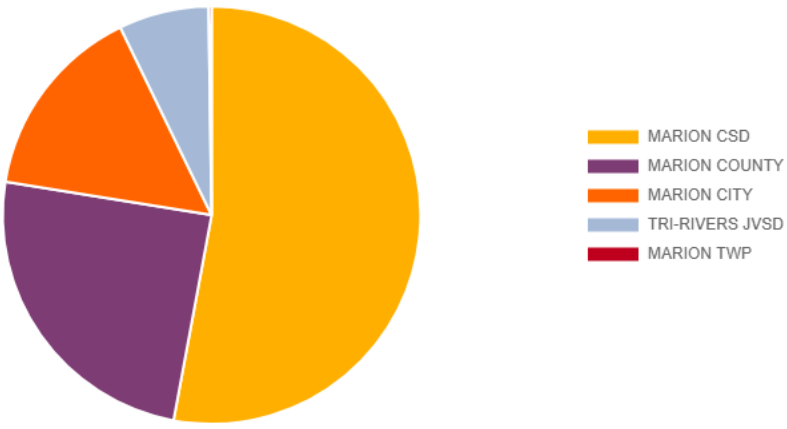
Tax Payments

Payment Date	Amount
12/25/2025	$155.17
4/15/2025	$13,363.57
6/19/2017	$440.03
2/9/2017	$661.57
6/22/2016	$22.19
6/21/2016	$443.78
2/3/2016	$443.78
6/20/2015	$442.89
2/5/2015	$927.80
6/13/2014	$439.96

Payment Date	Amount
2/4/2014	$644.51
10/9/2013	$42.84
7/15/2013	$428.35
1/31/2013	$428.35
6/8/2012	$424.91
1/31/2012	$424.91
6/15/2011	$411.48
2/7/2011	$413.48
6/17/2010	$409.29
2/10/2010	$409.29
10/6/2009	$15.99
6/26/2009	$319.79
1/23/2009	$319.79
6/18/2008	$571.45
2/11/2008	$571.45
10/31/2007	$1,236.44
10/17/2006	$384.79
3/30/2006	$103.66
12/19/2005	$235.78
6/20/2005	$235.78
2/3/2005	$403.78
10/4/2004	$1,384.35
6/3/2004	$75.00
9/26/2003	$75.00
6/20/2003	$305.12
10/30/2002	$50.00
8/6/2002	$15.32
2/8/2002	$321.68

Tax Distribution

2025



Tax Unit Name	Levy Name	Amount	Percentage
MARION COUNTY	1989 CHILDREN SERVICES	$44.77	3.65%
MARION COUNTY	2019 CHILDRENS SERVICES	$37.57	3.06%
MARION CITY	GENERAL FUND	$99.10	8.08%
MARION CITY	POLICE PENSION	$8.26	0.67%
MARION CITY	FIREMAN'S FUND	$8.26	0.67%
MARION CITY	2023 FIRE & E.M.S.	$71.25	5.81%
MARION COUNTY	GENERAL FUND	$66.05	5.39%
MARION CSD	GENERAL FUND	$90.83	7.41%
MARION CSD	1976 CURRENT EXPENSE	$459.65	37.49%
MARION CSD	2012 EMERGENCY ($2,001,000)	$98.26	8.01%
MARION COUNTY	1978 DEVELOPMENTAL DISABILITIES	$14.32	1.17%
MARION COUNTY	1985 DEVELOPMENTAL DISABILITIES	$7.39	0.60%
MARION COUNTY	1987 DEVELOPMENTAL DISABILITIES	$10.54	0.86%
MARION COUNTY	2021 DEVELOPMENTAL DISABILITIES	$76.57	6.25%
MARION COUNTY	2006 MENTAL HEALTH	$24.93	2.03%
MARION COUNTY	2006 SENIOR SERVICES	$19.94	1.63%
MARION TWP	GENERAL FUND	$2.75	0.22%
TRI-RIVERS JVSD	1978 CURRENT EXPENSE	$38.41	3.13%
TRI-RIVERS JVSD	1989 CURRENT EXPENSE	$19.22	1.57%
TRI-RIVERS JVSD	1997 CURRENT EXPENSE	$27.89	2.27%
Totals		$1,225.96	100%

Special Assessments

			Due		Collected			Balance	
Project Name	Year	Delinquent	First Half	Second Half	First Half	Second Half	First Half	Second Half	Total
413 SCIOTO RIVER CONSERV DIST	2025	$0.00	$1.00	$1.10	$1.00	$0.00	$0.00	$1.10	$1.10
97 MARION CITY DLQ STORM SEWER	2024	$362.64	$0.00	$0.00	$362.64	$0.00	$0.00	$0.00	$0.00
66 MARION CITY WEED & GRASS	2024	$898.10	$451.50	$0.00	$1,349.60	$0.00	$0.00	$0.00	$0.00
77 MARION CTY DELQ SEWER	2024	$1,940.58	$0.00	$0.00	$1,940.58	$0.00	$0.00	$0.00	$0.00
413 SCIOTO RIVER CONSERV DIST	2024	$19.29	$1.00	$1.00	$20.29	$1.00	$0.00	$0.00	$0.00
97 MARION CITY DLQ STORM SEWER	2023	$335.29	$0.00	$0.00	$0.00	$0.00	$335.29	$0.00	$335.29
66 MARION CITY WEED & GRASS	2023	$569.41	$225.75	$0.00	$0.00	$0.00	$795.16	$0.00	$795.16
77 MARION CTY DELQ SEWER	2023	$1,794.25	$0.00	$0.00	$0.00	$0.00	$1,794.25	$0.00	$1,794.25
413 SCIOTO RIVER CONSERV DIST	2023	$15.63	$1.00	$1.00	$0.00	$0.00	$16.63	$1.00	$17.63