LIBERTY TWP
ADA SD 00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-040066.0000 RES
A55 2025

sale

2022	WOLBER GEORGE M	2021-06-09
2023	WOLBER GEORGE M	2021-06-09
2024	WOLBER GEORGE M	2021-06-09
2025	WOLBER GEORGE M & STACY	2024-12-30 SW PT SW4 NW4 S4 5.001A
	0432 TR 35	1QC
		$0
	ADA OH 45810	

Orig Tax Year 2008
Parent: 24-040055.0000

Eff Rate: – 46.64 — 40.58 — 40.81 — 41.27 — a/r

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	511	511	511	511	511	511
Acres	5.0010	5.0010	5.0010	5.0010	5.0010	
Land100%	22200	41000	41000	41000	41000	41000
Bldg100%	256770	310200	310200	310200	310200	310210
Totl100%	278970t	351200t	351200t	351200t	351200t	351210t
Cauv100%						
Tax Value:						
Land 35%	7770	14350	14350	14350	14350	14350
Bldg 35%	89870	108570	108570	108570	108570	108570
Totl 35%	97640t	122920t	122920t	122920t	122920t	122920t
Hmstd35%	79230	96230	96230	96230	96230	
Owner Oc	71.56	80.20	79.78	79.66	80.14	hmstd 8750 l 87480 b
Hmstd RB						
Net Tax	4130.06	4498.14	4530.14	4554.80	4582.86	
Sp-Asmnt	18.00	18.00	18.00	18.00		

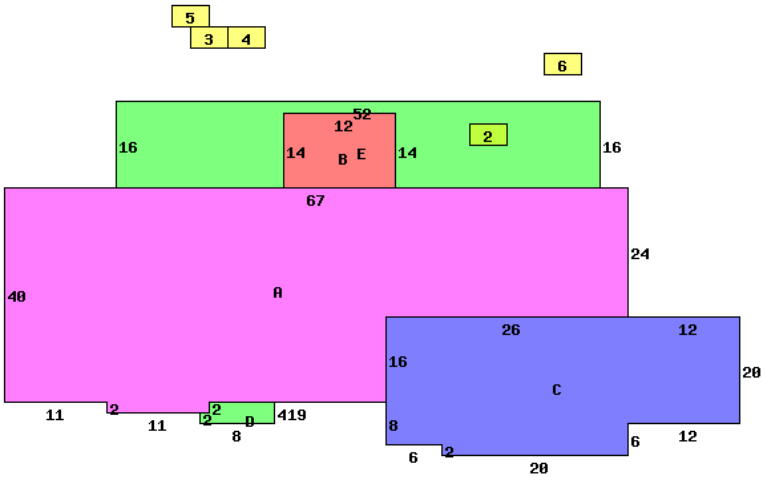
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		2286		a	*MAIN
1	F/C	A		168		b	ADDTN
	F F	G		904	26250	c	GRAGE
	OFP	P		30	900	d	PORCH
	DK	P		664	9960	e	PORCH

#: 67 L/W
gas fireplace
2018 dupl combined parcel 24-040067
240400670000 2.63a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
543	1	2024-12-30	WOLBER GEORGE M & STACY L	1QC *	0	41000	310200
247	1	2021-06-09	WOLBER GEORGE M	1QC *	0	22200	256770
127	2	2007-04-02	WOLBER GEORGE M	2WD *	0	0	0

Year	Land	Bldg	Total	Net Tax
2021	7770	89870	97640	4548.58
2020	7770	89870	97640	4617.28

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
921 BLANCHARD RIVER MAINT	XA/2023			



0432 TR 35 45810

Occupancy 1 Single Family

Story Height 1
Floor Level

			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	FRAME	2454	160660
	Basement		2286	42020
	Subtotal			202680
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	4340
Unfinished Wall	X	Plumbing	3500
Floor/Carpet	X	Garages and Carports	26250
Floor/Concrete	X	Extra Features	10860
Floor/Tile-Lino	X	Total Value	247630
Number of Rooms	1 6		
Bedrooms	3	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
FORCED AIR		PUB PAVED ST/RD	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	2400
Extra 3 Fixture	1	Dwl/Gar/NC%	1.2700
Extra 2 Fixture	1		

	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		2454		C+	2007AV	272390	.15	.15	249940
2	HOTTUB	*		0			OLD/	0			0
3	Pole Build		72X98	7056		C	2009AV	84670	.40		50800
4	Lean-To		6X24	144		C	2009AV	1150	.40		690
5	Lean-To		16X98	1568		C	2014AV	12540	.30		8780
6	Pool	*PP		0			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				25000	25000	25000	25000
small acreage	4.0010				5000	4000	16000	16000

Call Back: Sign: PSN Date: 2015-09-12 Lister: 24-040066.0000-v082020R