

LIBERTY TWP
ADA SD

00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-070009.0000
D04

AGR
2025

sale

Eff Rate:- 46.64 — 40.58 — 40.81 — 41.01 — a/r

2022 WOLBER FRED M & VICKI	1988-04-27
2023 WOLBER FRED M & VICKI	1988-04-27
2024 WOLBER FRED M & VICKI	1988-04-27
2025 WOLBER FRED M & VICKIE TR 25	1988-04-27 PT SE 1/4 S7 40.242A
ADA OH 45810	\$36,000

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	111	111	111	111	111	111
Acres	46.0000	46.0000	46.0000	46.0000		
Land100%	237910	271230	271230	271230	271230	271220
Bldg100%	288140	342170	342170	342170		342180
Totl100%	526060t	613400t	613400t	613400t	271230t	613400t
Cauv100%	55340	121370	121370	121370	271230	121380
Tax Value:						
Land 35%	19370	42480	42480	42480	29790	94930
Bldg 35%	100850	119760	119760	119760		119760
Totl 35%	120220t	162240t	162240t	162240t	29790t	214690t
Hmstd35%	98610	119660	119660			
Owner 0c	89.06	99.72	99.20			
Hmstd RB						
Net Tax	5084.22	5943.14	5985.36	1123.18		
Cauv Sav	2749.70	1953.56	1967.04	2455.96		
Sp-Asmnt	25.34	25.34	18.00	11.64		

2026 WOLBER FRED M & VICKIE TR 25	2025-09-23 4QC
ADA OH 45810	

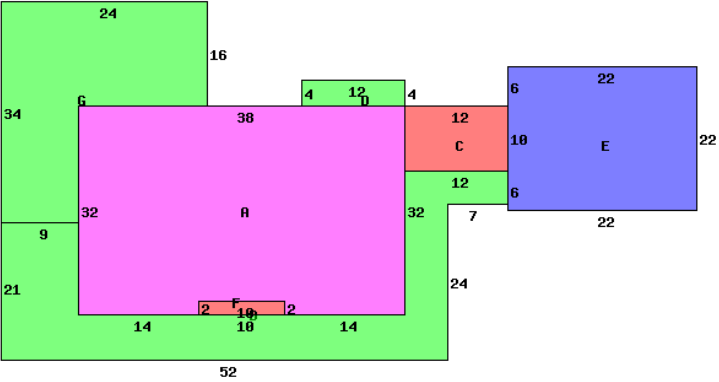
SHB+ 2 B 1 B 1 B	CONS F F F BAY F2 OFP DK	TYPE M A A P G P P	FACT	SQ-FT 1196 20 120 48 484 635 546	VALUE 1196 20 120 1820 11620 19050 8190	a b c d e f g	*MAIN ADDTN ADDTN PORCH GRAGE PORCH PORCH
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#: 10 L/W
240700100000 16.00a

Sale#	#p	sale date	To	WOLBER FRED M & VICKIE M	Type/Invalid?	Sale\$	co:land	co:bldg
344 291	2 0	2025-08-05 1988-04-27			2QC *	0 36000	271230 0	342170 50110

Year	Land	Bldg	Total	Net Tax
2021	19370	100850	120220	5599.34
2020	19370	100850	120220	5683.88

p r o j e c t		ben acres		/ % factor	
110 577	HOG CREEK MAINLINE - HOG CR. OTTAWA RIVER PROJECT MAINT	XA/2025		XA/2021	



TR 25 45810

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level			
	Main	FRAME	1336 107080
	Full Upper	FRAME	1196 63640
	Basement		1336 24730
	Subtotal		195450
Shingle	Roof	GABLE	
Plaster/Drywall	X X	Fireplaces	2000
Unfinished Wall	X	Air Conditioning	4440
Floor/Pine	X X	Plumbing	3500
Floor/Carpet	X X	Garages and Carports	11620
Floor/Tile-Lino	X X	Extra Features	29060
Number of Rooms	1 4 3	Total Value	246070
Bedrooms	3		
Fireplace		PUB ELECTRIC	
Openings	1	PRIV WATER	
Stacks	1	PRIV SEWER	
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR		Topo: ROLLING	
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	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B F		2532		B	1994GD		319890	.22		316880
2 Shop-Stud	M 0	56X80	4480		C	1990AV		67200	.65		23520
3 P	CAN	8X56	448		D	2002AV		2870	.55		1290
4 P	PAT	8X56	448		D	2002AV		1080	.55		490
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	5.8310	6030	35160	2660	15510					
C 2	BOB BLOUNT SILT LOAM, 2	19.1121	5770	110280	2360	45110					
C 14	GWB GLYNWOOD SILT LOAM	9.0019	5400	48610	1750	15750					
C 16	GYC2 GLYNWOOD CLAY LOAM	4.4084	4750	20940	1050	4630					
C 39	PM PEWAMO SILTY CLAY L	3.9625	6490	25720	3560	14110					
C 51	WSTL WASTE LAND	.5000	120	60	50	30					
W 1	BOA BLOUNT SILT LOAM 0-	.1522	3610	550	770	120					
W 2	BOB BLOUNT SILT LOAM, 2	.4770	3130	1490	470	220					
W 14	GWB GLYNWOOD SILT LOAM	1.2055	2830	3410	750	900					
672	HSITE HOMESITE	1.0000	25000	25000	25000	25000					
980	ROAD ROAD	.3494									

46 271220 (100%) 121380 CAUV # 2352
94930 (35%) 42480