

LIBERTY TWP
ADA SD

00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-150014.0000
R17

RES
2025

sale

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

2022 KIPKER BEAU K	2019-06-28
2023 KIPKER BEAU K	2019-06-28
2024 KIPKER BEAU K	2019-06-28
2025 KIPKER BEAU K	2019-06-28 E 1/2 NE 1/4 S15 4.478A
2141 TR 55	LWD
ADA OH 45810	\$96,000

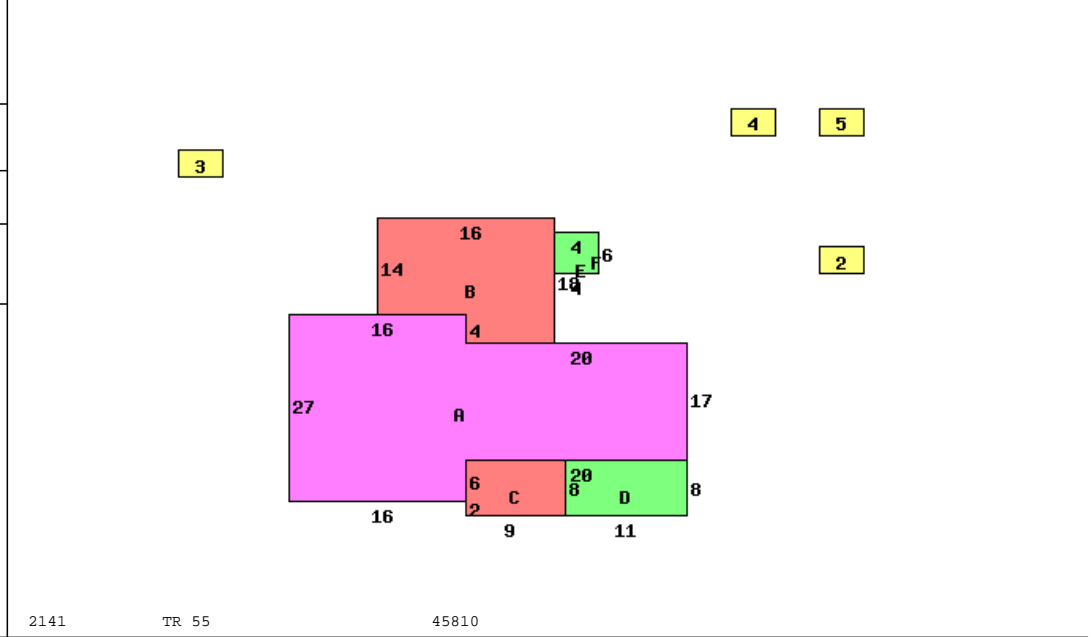
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	511	511	511	511	511	511
Acres	4.4780	4.4780	4.4780	4.4780	4.4780	
Land100%	21230	39370	39370	39370	39370	39360
Bldg100%	72370	85860	85860	85860	85860	85860
Totl100%	93600t	125230t	125230t	125230t	125230t	125220t
Cauv100%	446910	446910	446910	446910		
Tax Value:						
Land 35%	7430	13780	13780	13780	13780	13780
Bldg 35%	25330	30050	30050	30050	30050	30050
Totl 35%	32760t	43830t	43830t	43830t	43830t	43830t
Hmstd35%	29060	38020	38020	38020	38020	
Owner Oc	26.24	31.68	31.52	31.48	31.66	hmstd 8750 l 29270 b
Hmstd RB						
Net Tax	1383.48	1600.82	1612.24	1621.04	1631.06	
Sp-Asmnt	24.00	24.00	21.00	24.00		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1H	F/C	M		772		b	ADDTN
1	F/C	A		256		c	ADDTN
1	F/C	A		72		d	PORCH
	OFF	P		88	2640	e	PORCH
	CAN	P		24	190	f	PORCH
	STP	P		24	100		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
266	1	2019-06-28	KIPKER BEAU K	LWD	96000	446910	69460
92	2	2019-03-19	NEISWANDER RALPH F ETAL	L 2AF *	0	446910	69460
71	2	2010-02-23	NEISWANDER RALPH F ETAL	L 2CT *	0	189260	76230

Year	Land	Bldg	Total	Net Tax
2021	7430	25330	32760	1523.44
2020	7430	25330	32760	2007.94

Project	ben acres	%	factor
107 GRASS RUN #933 - HOG CREEK			XA/2025
110 HOG CREEK MAINLINE - HOG CR.			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
577 OTTAWA RIVER PROJECT MAINT			XA/2021



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1H	Sq-Ft Value
Floor Level	Main FRAME 1100 105820
	Part Upper FRAME 772 34950
	Subtotal 140770
Shingle	B 1 2 U A
Plaster/Drywall	X X Plumbing 2100
Floor/Carpet	X X Extra Features 2930
Floor/Tile-Lino	X Total Value 145800
Number of Rooms	4 3
Bedrooms	3
Central Heat	A PUB ELECTRIC
HOT WATER	PRIV WATER
Plumbing	PRIV SEWER
Standard	1 Neighborhood:
Extra 3 Fixture	1 Code: 2400
	Dwl/Gar/NC% 1.2700

Bldg Type	SHB+Cons	DixHt	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1H F/C	1872		C	OLD/AV	145800	.55	.10	74990
2 Garage		22X30	660	C	OLD/AV	15840	.65		7040
3 Shed	*SV 0	10X20	200		OLD/	500			500
4 Shed		16X32	512	D	1979AV	4920	.65		1720
5 P	OFFP0	6X32	192	D	1979AV	4610	.65		1610
homesite	1.0000	effective	depth	actual	effective	extended	true		
small acreage	3.4780	frontage	depth	rate	rate	value	value		
				25000	25000	25000	25000		
				5000	4130	14360	14360		

Call Back:

Sign: PSN Date: 2015-08-24 Lister:

24-150014.0000-v082020R