LIBERTY TWP
ADA SD 00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-260015.0000 RES
W16 2025

sale

2022	WYSS PATRICIA A	2008-04-28
2023	WYSS PATRICIA A	2008-04-28
2024	WYSS PATRICIA A	2008-04-28
2025	WYSS PATRICIA A	2008-04-28 PT NE 1/4 S26 1.648A
	4075 CR 65	1WD
		$76,000
	ADA OH 45810	

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

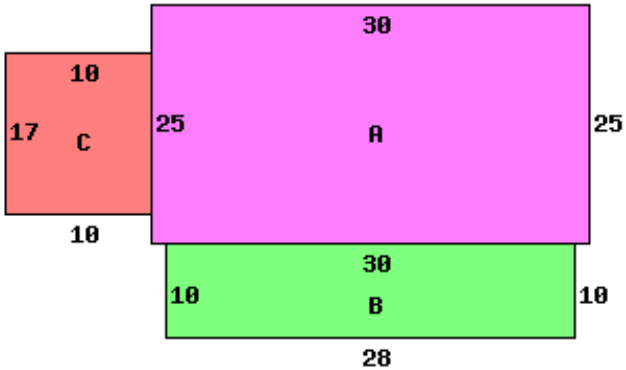
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	511	511	511	511	511
Acres	1.6500	1.6500	1.6500	1.6500	
Land100%	14540	28260	28260	28260	28250
Bldg100%	75860	85710	85710	85710	85710
Totl100%	90400t	113970t	113970t	113970t	113960t
Cauv100%					
Tax Value:					
Land 35%	5090	9890	9890	9890	9890
Bldg 35%	26550	30000	30000	30000	30000
Totl 35%	31640t	39890t	39890t	39890t	39890t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	1361.50	1485.76	1496.00	1503.98	
Sp-Asmnt	27.00	27.00	24.00	27.00	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	B	M		750		a	*MAIN
	PAT	P		280	840	b	PORCH
1 B	B	A		170		c	ADDTN

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
187	1	2008-04-28	WYSS PATRICIA A	1WD	*	76000	11860	71860
451	1	2001-10-16	WYSS THOMAS E	1QC	*	0	9860	55690
186	1	1998-04-21	WYSS THOMAS E & PAMELA D	1WD	*	0	9800	45740

Year	Land	Bldg	Total	Net Tax
2021	5090	26550	31640	1501.74
2020	5090	26550	31640	1524.46

p r o j e c t		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			
110 HOG CREEK MAINLINE - HOG CR.	XA/2025			
112 DEARTH - HOG CREEK	XA/2025			
121 TIGHE - HOG CREEK	XA/2025			
577 OTTAWA RIVER PROJECT MAINT	XA/2021			



4075 CR 65 45810

Occupancy 1 Single Family

Story Height 2

Floor Level			*DWELLING COMPUTATIONS Sq-Ft	Value
	Main	BRICK	920	110870
	Full Upper	BRICK	750	62350
	Basement		732	13840
	Subtotal			187060
Shingle	Roof	GABLE		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B B		1670		C	1910FR	192820	.65		85710

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				25000	25000	25000	25000
small acreage	.6500				5000	5000	3250	3250

	B 1 2 U A
Plaster/Drywall	X X
Unfinished Wall	X
Floor/Carpet	X X
Floor/Tile-Lino	X
Number of Rooms	1 3 3
Bedrooms	3
Fireplace	
Openings	1
Stacks	1
Central Heat	A
FORCED AIR	
Central A/C	A
Plumbing	
Standard	1

Fireplaces	2000
Air Conditioning	2920
Extra Features	840
Total Value	192820

PUB ELECTRIC
PUB GAS
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:

Code:	2400
Dwl/Gar/NC%	1.2700

Call Back: Sign: PSN Date: 2015-08-28 Lister: 24-260015.0000-v082020R