LIBERTY TWP
ADA SD 00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-280033.0000 RES
EE47 2026

sale

2023 COGAR DELBERT & ANNET	2022-08-01	
2024 COGAR DELBERT & ANNET	2022-08-01	
2025 COGAR DELBERT & ANNET	2022-08-01	
2026 COGAR DELBERT & ANNETTE	2022-08-01 S 1/2 NE 1/4 S28 1.65A	
4459 SR 235	1SD	
	$270,000	
ADA OH 45810		

Eff Rate:- 40.58 — 40.81 — 41.26 — 41.27 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	1.6500	1.6500	1.6500	1.6500	1.6500			
Land100%	28260	28260	28260	28260		28260	20510	20500
Bldg100%	230860	230860	230860	230860		230860	335970	335970
Totl100%	259110t	259110t	259110t	259110t		259110t	356490t	356470t
Cauv100%								
Tax Value:								
Land 35%	9890	9890	9890	9890		9890	7180	7170
Bldg 35%	80800	80800	80800	80800		80800	117590	117590
Totl 35%	90690t	90690t	90690t	90690t		90690t	124770t	124760t
Hmstd35%	89300	89300	89300	89300		89300	123380	
Owner Oc	74.42	74.02	74.38	73.92	74.38	hmstd 8750 l	80550 b	
Hmstd RB								
Net Tax	3303.46	3327.16	3365.96	3345.36	3365.96			
Sp-Asmnt	36.00	30.00	36.00	36.00				

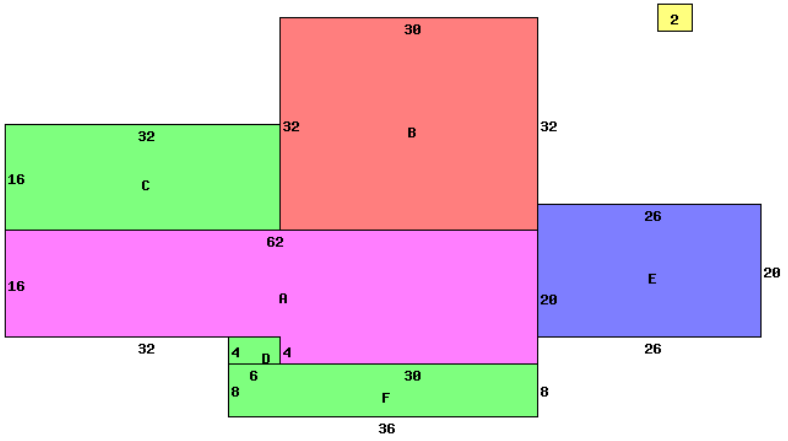
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	F	M		1112		a	*MAIN
1	F/C	A		960		b	ADDTN
	PAT	P		512	1540	c	PORCH
	STP	P		24	100	d	PORCH
	F2	G		520	12480	e	GRAGE
	PAT	P		288	860	f	PORCH

#: 34, L/W
2428003400000 .55a

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
391	1	2022-08-01	COGAR DELBERT & ANNETTE M	1SD	270000	14540	134060
616	1	1997-10-15	MAHAFFEY KAY E LIVING TR	1WD	125000	12630	66860

Year	Land	Bldg	Total	Net Tax
2022	5090	46920	52010	1823.32
2021	5090	46920	52010	2007.44

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			
322	HUBBELL - HOG CREEK	XA/2025			
577	OTTAWA RIVER PROJECT MAINT	XA/2021			



4459 SR 235 45810

Occupancy 1 Single Family *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	2072	141120
	Basement		1112	20720
	Subtotal			161840
Metal	Roof	HIP		

	B	1	2	U	A		
Plaster/Drywall		X				500 sq ft	
Unfinished Wall	X						
Floor/Hardwood		X					
Floor/Carpet		X					
Floor/Concrete	X						
Floor/Tile-Lino		L					
Number of Rooms		3	6				
Bedrooms			2				
Fireplace							
Openings			2				
Stacks			1				
Central Heat				A			
FORCED AIR							
Central A/C				A			
Plumbing							
Standard			1				
Extra 3 Fixture			1				

Basement Finish	5570	PUB ELECTRIC			
Fireplaces	4000	PUB GAS			
Air Conditioning	3690	PRIV WATER			
Plumbing	2100	PRIV SEWER			
Garages and Carports	12480	PUB PAVED ST/RD			
Extra Features	4020				
Total Value	193700	Neighborhood:			
		Code:	2400		
		Dwl/Gar/NC%	1.8500		

	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		2572		C+	1954GD	213070	.37	-.35	335250
2	Shed		12X18	216		D	OLD/AV	2070	.65		720

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	.6500				5000	5000	3250	3250

Call Back: Sign: PSN Date: 2015-09-03 Lister: