LIBERTY TWP
ADA SD 00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-290031.0000 RES
FF12 2026

sale

2023 ERICKSON TROY M & TAR	2000-05-22	
2024 ERICKSON TROY M & TAR	2000-05-22	
2025 ERICKSON TROY M & TAR	2000-05-22	
2026 ERICKSON TROY M & TARA	2000-05-22	PT E2 NE4 NE4 2.818A
4071 TR 35	1WD	
	$85,000	
ADA OH 45810		

Orig Tax Year 1995
Parent: 24-290015.0000

2028 TALBERT TIMOTHY JOSEPH	2026-02-19	
4071 TR 35	1WD	
ADA OH 45810		

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

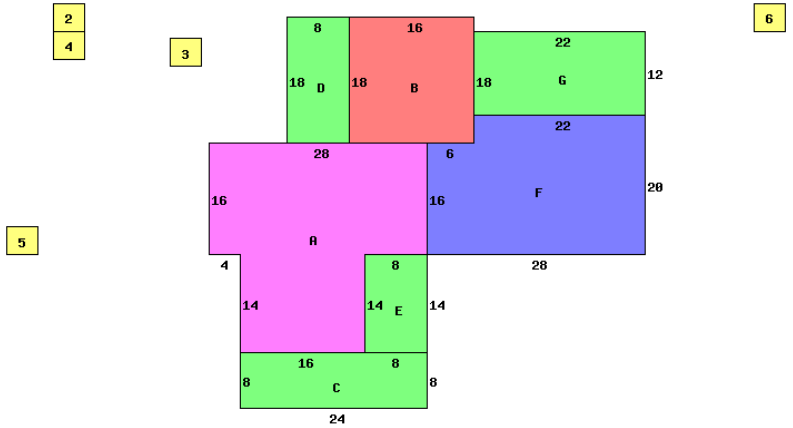
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	2.8180	2.8180	2.8180	2.8180	2.8180			
Land100%	34090	34090	34090	34090		34090	26340	26340
Bldg100%	184860	184860	184860	184860		184860	252770	252770
Totl100%	218940t	218940t	218940t	218940t		218940t	279110t	279110t
Cauv100%								
Tax Value:								
Land 35%	11930	11930	11930	11930		11930	9220	9220
Bldg 35%	64700	64700	64700	64700		64700	88470	88470
Totl 35%	76630t	76630t	76630t	76630t		76630t	97690t	97690t
Hmstd35%	59070	59070	59070	59070		59070	79340	
Owner Oc	49.22	48.96	49.20	48.90	49.20	hmstd 8750 l	50320 b	
Hmstd RB								
Net Tax	2804.98	2824.92	2857.80	2840.28	2857.80			
Sp-Asmnt	27.00	24.00	27.50	27.50				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		672		a	*MAIN
1H	F/C	A		288		b	ADDTN
	OFP	P		192	5760	c	PORCH
	EFP	P		144	5760	d	PORCH
	OFP	P		112	3360	e	PORCH
	F2	G		536	12860	f	GRAGE
	PAT	P		264	790	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
55	1	2026-02-19	TALBERT TIMOTHY JOSEPH &	1WD		370000	34090	184860
291	1	2000-05-22	ERICKSON TROY M & TARA L	1WD		85000	13710	54030
247	1	1997-06-23	WELLS PAULA	1QC	*	0	11000	31370
1012	1	1994-10-31	WELLS GARY & PAULA	1WD		60000	0	40400
771	1	1994-08-23	WELLS GARY & PAULA	1WD	*	56000	0	0

Year	Land	Bldg	Total	Net Tax
2022	6320	42550	48870	2063.68
2021	6320	42550	48870	2272.48

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



4071 TR 35 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	960	100780
	Full Upper	FRAME	672	52250
	Part Upper	FRAME	288	17520
	Basement		504	9620
	Subtotal			180170
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Panelled Wall			X		
Unfinished Wall	X				
Floor/Hardwood			X		
Floor/Pine				X	
Floor/Carpet			X		
Number of Rooms		1	4	3	
Bedrooms				3	
Central Heat				A	
ELECTRIC					
Central A/C				A	
Plumbing					
Standard		1			
Extra 3 Fixture		1			

Air Conditioning	3590
Plumbing	2100
Garages and Carports	12860
Extra Features	15670
Total Value	214390
PUB ELECTRIC	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	2400
Dwl/Gar/NC%	1.8500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Blt/Renov Grade	Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		1920		C+	OLD/GD	235830	.40	.20	209420
2	Pole Build		30X40	1200		C	2005AV	14400	.50		7200
3	Garage		12X30	360		C	OLD/VG	8640	.55		7190
4	Lean-To		20X40	800		C	2013AV	6400	.30		4480
5	Pole Build		40X60	2400		C	2020AV	28800	.15		24480
6	POND	*.10A		0			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.8180				5000	5000	9090	9090

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