

LIBERTY TWP
ADA SD

00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-320012.0000
II02

AGR
2025

sale

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

2022 KLINGLER KENNETH L &	2017-06-16
2023 KLINGLER KENNETH L &	2017-06-16
2024 KLINGLER KENNETH L &	2017-06-16
2025 KLINGLER KENNETH L & JA	2017-06-16
SR 309	SW 1/4 S32 149.27A
ADA OH 45810	LWD SEE PCL 24-320012.01 FOR REST OF SPECIAL ASSESSMEN
	\$630,000

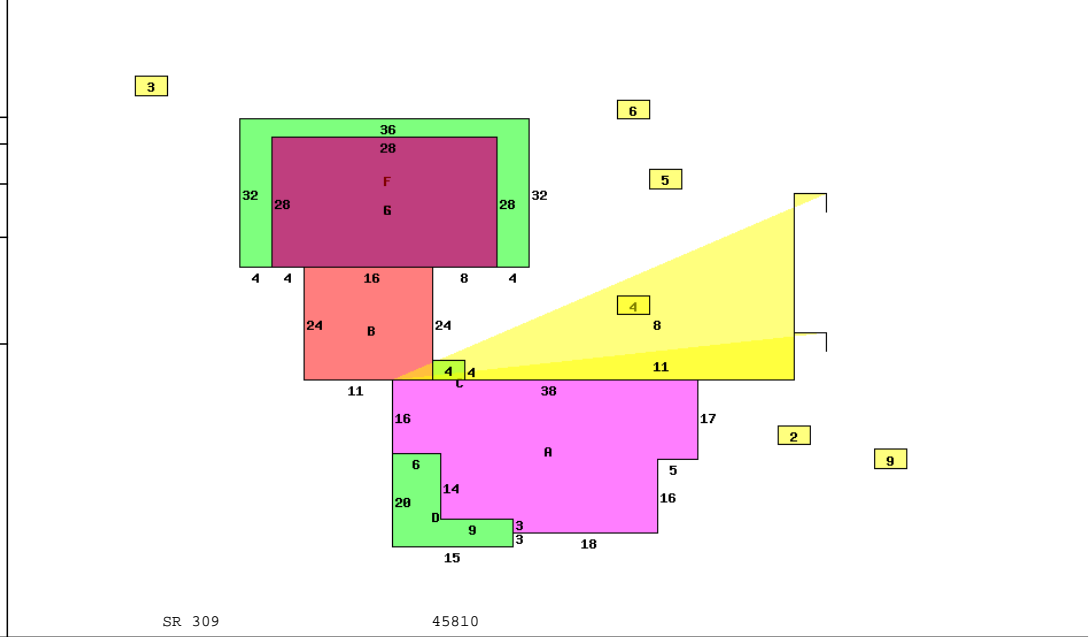
Tax Year	2022	2023	2024	2025	2025	2025	CAMA
Prop Cls	111	111	111	111	0	111	111
Acres	160.0000	160.0000	160.0000	160.0000	160.0000		
Land100%	590540	657090	657090	657090		657090	657080
Bldg100%	117430	133970	133970	133970			133970
Totl100%	707970t	791060t	791060t	791060t		657090t	791050t
Cauv100%	126430	273800	273800	273800		657090	273790
Tax Value:							
Land 35%	44250	95830	95830	95830		78530	229980
Bldg 35%	41100	46890	46890	46890			46890
Totl 35%	85350t	142720t	142720t	142720t		78530t	276870t
Hmstd35%							
Owner Oc							
Hmstd RB							
Net Tax	3672.76	5315.80	5352.48	2960.80	2979.06		
Cauv Sav	6990.06	4996.62	5031.08	5710.14			
Sp-Asmnt	202.54	272.23	267.52	312.47			

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2 B	B	M		1045		b	ADDTN
1	F/C	A		384		c	PORCH
	DK	P		16	240	d	PORCH
	OPF	P		174	5220	e	GRAGE
	F	G		784	18820	f	PORCH
	DK	P		368	5520	g	ADDTN
1	F	A		784			

2014 duplicate .012a of road is an easement for highway

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
279	1	2017-06-16	KLINGLER KENNETH L & JANE	LWD	630000	606970	269940
Year	Land	Bldg	Total	Net Tax			
2021	44250	75370	119620	5677.54			
2020	44250	75370	119620	5763.44			

Project	ben acres	/ %	factor
107 GRASS RUN #933 - HOG CREEK			XA/2025
110 HOG CREEK MAINLINE - HOG CR.			XA/2025
111 CLARK - HOG CREEK			XA/2025
260 SMITH DITCH #1018 - HOG CREE			XA/2025
315 HACKWORTH HOG CREEK MAINT			XA/2025
577 OTTAWA RIVER PROJECT MAINT			XA/2021



Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	2	Sq-Ft Value
Floor Level	Main BRICK	2213 160510
	Full Upper BRICK	1045 69390
	Basement	1045 19480
	Subtotal	249380
Shingle	Roof GABLE	
Plaster/Drywall	X X	Fireplaces 2000
Unfinished Wall	X	Plumbing 5600
Floor/Carpet	X X	Garages and Carports 18820
Floor/Tile-Lino	X	Extra Features 10980
Number of Rooms	3 5 5	Total Value 286780
Bedrooms	1 4	
Fireplace		PUB ELECTRIC
Openings	1	PRIV WATER
Stacks	1	PRIV SEWER
Central Heat	A	PUB PAVED ST/RD
HOT WATER		Neighborhood:
Plumbing		Code: 2400
Standard	1	Dwl/Gar/NC% 1.2700
Extra 3 Fixture	1	
Extra 2 Fixture	1	
Extra Fixture	3	

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Cond	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 B B		3258		C+	OLD/PR		315460	.75	.75	25040
2 Pole Build		40X60	2400		C	OLD/FR		39600	.70		11880
3 POND	*.57A		0		C	OLD/		0			0
4 Pole Build *	0	28X32	896		C	1986AV		2600	.25		2100
5 Shed		20X32	640		C	1986AV		7680	.65		2690
6 POND	*.31AC		0		C	OLD/		0			0
8 Pole Build		1 164X40	6560		C	OLD/GD		98400	.60		39360
9 Pole Build		1 100X60	6000		C	1994AV		99000	.60		39600
11 Pole Build		36X56	2016		C	OLD/GD		33260	.60		13300
Tab #	S O I L	Acres	Mkt/Ac	Market	Au/Ac	Cauv					
C 1	BOA BLOUNT SILT LOAM 0-	11.7004	6030	70550	2660	31120					
C 2	BOB BLOUNT SILT LOAM, 2	36.9142	5770	212990	2360	87120					
C 17	HKA HASKINS SILT LOAM 0	2.3198	5900	13690	2950	6840					
C 39	PM PEWAMO SILTY CLAY L	4.3110	6490	27980	3560	15350					
C 52	PKA PEWAMO SICL 0-1% SL	17.3180	6490	112390	3560	61650					
W 1	BOA BLOUNT SILT LOAM 0-	10.8156	3610	39040	770	8330					
W 2	BOB BLOUNT SILT LOAM, 2	8.2135	3130	25710	470	3860					
W 52	PKA PEWAMO SICL 0-1% SL	18.9087	5370	101540	1670	31580					
C 51	WSTL WASTE LAND	42.2515	120	5070	50	2110					
672	HSITE HOMESITE	1.0000	25000	25000	25000	25000					
980	ROAD ROAD	2.6351									
C 2	BOB BLOUNT SILT LOAM, 2	.4519	5770	2610	230	100					
C 39	PM PEWAMO SILTY CLAY L	.0498	6490	320	230	10					
C 52	PKA PEWAMO SICL 0-1% SL	3.1105	6490	20190	230	720					
		160		657080	(100%)	273790	CAUV # 117				
				229980	(35%)	95830					

Call Back: Sign: PSN Date: 2015-09-21 Lister: 24-320012.0000-v082020R
Call Back: Sign: PSN Date: 2015-09-21 Lister: