LIBERTY TWP
ADA SD 00230

Hardin County, Ohio
Michael T. Bacon, Auditor

24-340005.0000 AGR
AA09 2026

sale

2023 WYSS RONALD D
2024 WYSS RONALD D
2025 WYSS RONALD D
2026 WYSS RONALD D W 1/2 NE 1/4 S34 80.00A
3686 CR 60
$0
ADA OH 45810

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

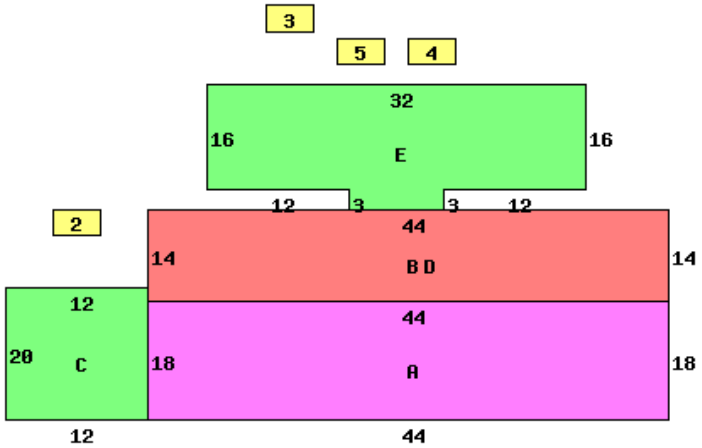
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	111	111	111	111	0	111	111	111
Acres	80.0000	80.0000	80.0000	80.0000	80.0000			
Land100%	495200	495200	495200	495200		495200	717970	717980
Bldg100%	294060	294060	294060	294060		294060	397140	397140
Totl100%	789260t	789260t	789260t	789260t		789260t	1115110t	1115120t
Cauv100%	248890	248890	248890	248890		495200	717970	251170
Tax Value:								
Land 35%	87110	87110	87110	87110		87110	87910	251290
Bldg 35%	102920	102920	102920	102920		102920	139000	139000
Totl 35%	190030t	190030t	190030t	190030t		190030t	226910t	390290t
Hmstd35%	88100	88100	87760	87760		87760	127770	
Owner Oc	73.42	73.04	73.10	72.64	73.10	hmstd 8750 l	79010 b	
Hmstd RB								
Net Tax	7004.52	7053.74	7135.76	7092.06	7135.76			
Cauv Sav	4727.44	3211.00	3233.14	3250.38				
Sp-Asmnt	145.88	134.30	209.38	209.38				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		792		a	*MAIN
1 B	F	A		616		b	ADDTN
	EFP	P		240	9600	c	PORCH
	VAULT	X		616		d	OTHER
	DK	P		536	8040	e	PORCH

#: 11 L/W
243400110000 40.00a

Year	Land	Bldg	Total	Net Tax
2022	45170	89390	134560	5722.68
2021	45170	89390	134560	6305.60

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			
121	TIGHE - HOG CREEK XA/2025			
577	OTTAWA RIVER PROJECT MAINT XA/2021			



3686 CR 60 45810

Occupancy 1 Single Family *DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1408	111320
	Full Upper	FRAME	792	57950
	Basement		1408	26060
	Subtotal			195330
Shingle	Roof	GABLE		

	B 1 2 U A			
Plaster/Drywall	D D D	900 sq ft	Basement Finish	9770
Unfinished Wall	X		Air Conditioning	3890
Floor/Hardwood	X X		Plumbing	4200
Floor/Carpet	X X X		Extra Features	17640
Floor/Concrete	X		Total Value	230830
Floor/Tile-Lino	L			
Number of Rooms	3 4 2		PUB ELECTRIC	
Bedrooms	1 2		PUB PAVED ST/RD	
Central Heat	A		Neighborhood Code:	2400
Heat Pump	A		Dwl/Gar/NC%	1.8500
Central A/C	A			
Plumbing				
Standard	1			
Extra 3 Fixture	2			

	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 F		3100		C+	1981AV	253910	.30		328810
2	CABOOSE	*SV	0 14X28	392			OLD/AV	400			400
3	Pole Build		1 124X60	7440		C	2015AV	89280	.25		66960
4	P	WDD0	12X18	216		C	OLD/FR	3240	.70		970
5	POND	*.38		0			OLD/AV	0			0

Tab #	SOIL		Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 1	BOA	BLOUNT SILT LOAM 0-	28.4622	8740	248760	2550	72580
C 2	BOB	BLOUNT SILT LOAM, 2	16.3980	8370	137250	2230	36570
C 17	HKA	HASKINS SILT LOAM 0	7.8894	8560	67530	2830	22330
C 51	WSTL	WASTE LAND	1.2500	170	210	50	60
C 52	PKA	PEWAMO SICL 0-1% SL	24.1627	9410	227370	3450	83360
W 2	BOB	BLOUNT SILT LOAM, 2	.0155	4540	70	230	
W 52	PKA	PEWAMO SICL 0-1% SL	.0687	7790	540	230	20
672	HSITE	HOMESITE	1.0000	36250	36250	36250	36250
980	ROAD	ROAD	.7535				
			80		717980	(100%)	251170
					251290	(35%)	87910

CAUV # 248

Call Back: Sign: PSN Date: 2015-09-01 Lister: