LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-010007.0000 COM
K174 2026

sale

2023 VAN DYNE CHARLES	1996-07-01	
2024 VAN DYNE CHARLES	1996-07-01	
2025 VAN DYNE CHARLES	1996-07-01	
2026 VAN DYNE CHARLES	1996-07-01	ORIGINAL PT 33
231-231 1/2 N MAIN	1WD	
	$64,000	
ADA OH 45810		

Eff Rate:– 48.36 — 48.55 — 48.75 — 48.75 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	447	447	447	447	0	447	447	447
Acres								
Land100%	6000	6000	6000	6000		6000	7200	7210
Bldg100%	73630	73630	73630	73630		73630	88370	88360
Totl100%	79630t	79630t	79630t	79630t		79630t	95570t	95570t
Cauv100%								
Tax Value:								
Land 35%	2100	2100	2100	2100		2100	2520	2520
Bldg 35%	25770	25770	25770	25770		25770	30930	30930
Totl 35%	27870t	27870t	27870t	27870t		27870t	33450t	33450t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1347.86	1353.24	1358.78	1355.92	1358.78			
Sp-Asmnt	146.90	143.90	146.90	146.90				

1st floor child placement offices.
2nd floor law office & 1 apt.
3rd floor 2 apts.

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
383	1	1996-07-01	VAN DYNE CHARLES	1WD	64000	6000	55910

Year	Land	Bldg	Total	Net Tax
2022	2210	24550	26760	1371.64
2021	2210	24550	26760	1514.72

p r o j e c t		ben acres	/ %	factor
107 GRASS RUN #933 - HOG CREEK	XA/2025			
500 HARDIN COUNTY LANDFILL	XA/2025			
110 HOG CREEK MAINLINE - HOG CR.	XA/2025			
577 OTTAWA RIVER PROJECT MAINT	XA/2021			
598 ADA LIGHTS	XV/2025			

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231 - 231 1/2 N MAIN ST 45810

PUB ELECTRIC
PUB ALLEY

Neighborhood:

Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
res-ag:lnd%	1.2000
ag-t:c/p/w%	1.2000
ag-t:other%	1.2000
ag:outbldg%	1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	OFFICE/AP			8026	55.04	C	1914AV	368150	.80		88360

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		22.00	180	109	250	273	6010	7210

Call Back: Sign: PSN Date: 2015-10-06 Lister: 25-010007.0000-v082020R