LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-010113.0000 COM
L122 2026

sale

2023	DEN OHIO PROPERTIES L	2017-10-26
2024	DEN OHIO PROPERTIES L	2017-10-26
2025	DEN OHIO PROPERTIES L	2017-10-26
2026	DEN OHIO PROPERTIES LLC	2017-10-26 PROG PT 6
	102 N MAIN REAR ST	3WD
		$410,000
	ADA OH 45810	

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

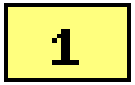
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	456	456	456	456	0	456	456	456
Acres								
Land100%	11400	11400	11400	11400		11400	13660	13670
Bldg100%	910	910	910	910		910	1090	1080
Totl100%	12310t	12310t	12310t	12310t		12310t	14740t	14750t
Cauv100%								
Tax Value:								
Land 35%	3990	3990	3990	3990		3990	4780	4780
Bldg 35%	320	320	320	320		320	380	380
Totl 35%	4310t	4310t	4310t	4310t		4310t	5160t	5160t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	208.44	209.28	210.14	209.70	210.14			
Sp-Asmnt	15.23	9.23	15.23	15.23				

250101140000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
536	3	2017-10-26	DEN OHIO PROPERTIES LLC	3WD	410000	1690	1260
664	3	2005-10-03	FAMILY FORERUNNERS LLC	3WD	405000	1690	2510
475	3	1994-06-02		3WD	280000	0	6310
48	3	1990-01-24		3WD	14500	0	4400

Year	Land	Bldg	Total	Net Tax
2022	2020	230	2250	115.32
2021	2020	230	2250	127.36

	project		ben acres	/ %	factor
107	GRASS RUN #933 - HOG CREEK	XA/2025			
110	HOG CREEK MAINLINE - HOG CR.	XA/2025			
598	ADA LIGHTS	XV/2025			
577	OTTAWA RIVER PROJECT MAINT	XA/2021			



102 N MAIN ST REAR 45810

	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	Paving			4000	1.80	C	1985PR	6000	.85		1080

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
rear lot		67.00	5700	136	125	170	11390	13670

Call Back: Sign: PSN Date: 2015-10-08 Lister: 25-010113.0000-v082020R