LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-030046.0000 RES
M130 2026

sale

2023 ADA OHIO PROPERTIES L	2022-06-17	
2024 ADA OHIO PROPERTIES L	2022-06-17	
2025 ADA OHIO PROPERTIES L	2022-06-17	
2026 ADA OHIO PROPERTIES LTD	2022-06-17	REAMS 1ST 35
308-310 S SIMON ST	5WD	
	$689,000	
ADA OH 45810		

2028 TAFE AUSTIN	2026-03-30	
308-310 S SIMON ST	1WD	
ADA OH 45810		

Eff Rate:– 41.58 — 41.81 — 42.26 — 42.27 — a/r

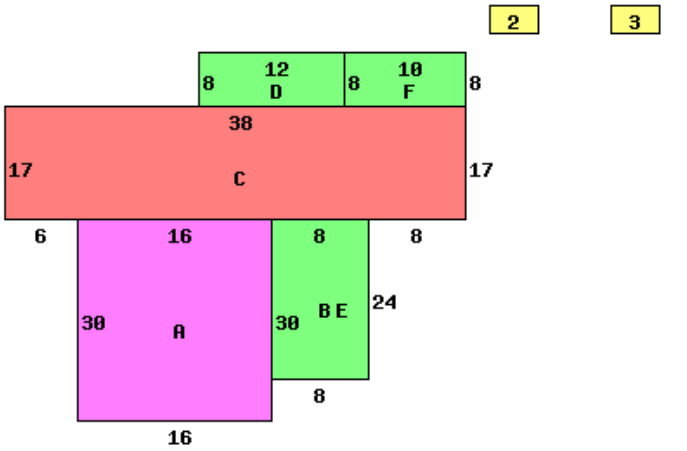
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	520	520	520	520	0	520	520	520
Acres								
Land100%	6510	6510	6510	6510		6510	7510	7500
Bldg100%	87290	87290	87290	87290		87290	108970	108970
Totl100%	93800t	93800t	93800t	93800t		93800t	116490t	116470t
Cauv100%								
Tax Value:								
Land 35%	2280	2280	2280	2280		2280	2630	2630
Bldg 35%	30550	30550	30550	30550		30550	38140	38140
Totl 35%	32830t	32830t	32830t	32830t		32830t	40770t	40760t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1252.34	1260.80	1274.96	1267.32	1274.96			
Sp-Asmnt	66.62	63.62	66.62	66.62				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	B/C	M		480		a	*MAIN
	CAN	P		192	1540	b	PORCH
1 B	B	A		646		c	ADDTN
	EFP	P		96	3840	d	PORCH
	STP	P		192	770	e	PORCH
	PAT	P		80	240	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
98	1	2026-03-30	TAFE AUSTIN	1WD		125000	6510	87290
304	5	2022-06-17	ADA OHIO PROPERTIES LTD	5WD		689000	6310	64660
141	2	2011-04-11	PROPERTY MANAGEMENT PROF	2WD	*	0	4660	62630
372	1	2006-06-13	DULMAGE JEFFERY & SARAH	1SD		58960	4400	57200
220	2	2005-06-13	OHIO NORTHERN UNIVERSITY	2WD	*	0	4000	49690
224	2	1997-04-29	KEISER TERRY D	2WD		55000	4000	32200

Year	Land	Bldg	Total	Net Tax
2022	2210	22630	24840	1091.26
2021	2210	22630	24840	1201.34

project			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			
598	ADA LIGHTS	XV/2025			
577	OTTAWA RIVER PROJECT MAINT	XA/2021			



308 - 310 S SIMON ST 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	BRICK	1126	114220
	Full Upper	BRICK	480	45970
	Basement		646	12260
	Subtotal			172450
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X X	1 /	Extra Living Units		3500
Unfinished Wall	X		Plumbing		3500
Floor/Carpet	X X		Extra Features		6390
Floor/Tile-Lino	T		Total Value		185840
Number of Rooms	1 5 2				
Bedrooms	1 2		PUB SIDEWALK		
Central Heat	A		Neighborhood:		
FORCED AIR			Code:		2500
Plumbing			Dwl/Gar/NC%		1.5000
Standard	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/C		1606		C-	OLD/AV	167260	.55	.10	101610
2	Garage		14X22	308		C	OLD/FR	7390	.70		3330
3	Pole Build		30X32	960		C	1981AV	11520	.65		4030

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	150	100	150	150	7500	7500

Call Back: Sign: PSN Date: 2015-10-10 Lister: