

LIBERTY TWP
ADA CORP

00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-030048.0000
M132

RES
2025

sale

Eff Rate:- 47.64 — 41.58 — 41.81 — 42.27 — a/r

2022	PROPERTY MANAGEMENT P	2011-04-11
2023	ADA OHIO PROPERTIES L	2022-06-17
2024	ADA OHIO PROPERTIES L	2022-06-17
2025	ADA OHIO PROPERTIES LTD	2022-06-17 REAMS 2ND 61
	314 S SIMON & 302 LEHR	5WD
	ADA OH 45810	\$689,000

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	520	520	520	520	520	520
Acres						
Land100%	6310	6510	6510	6510	6510	6500
Bldg100%	157260	201370	201370	201370	201370	201360
Totl100%	163570t	207890t	207890t	207890t	207890t	207860t
Cauv100%						

2026	TAFE AUSTIN J	2025-12-02
	314 S SIMON & 302 LEHR	1WD
	ADA OH 45810	

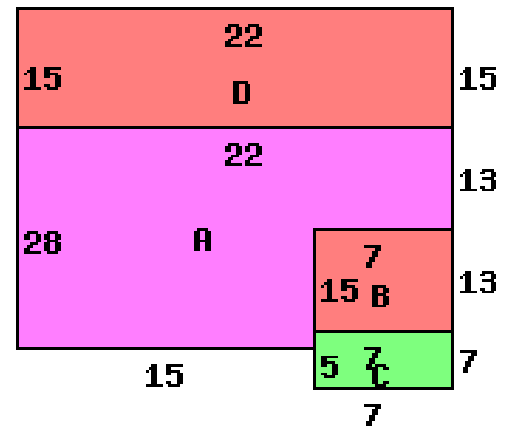
Tax Value:						
Land 35%	2210	2280	2280	2280	2280	2280
Bldg 35%	55040	70480	70480	70480	70480	70480
Totl 35%	57250t	72760t	72760t	72760t	72760t	72750t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	2515.10	2775.52	2794.24	2808.76	2825.64	
Sp-Asmnt	84.94	96.58	93.58	96.58		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F/C	M		511			
1	F/C	A		91		b	ADDTN
1	OFF	P		49	1470	c	PORCH
1	F/C	A		330		d	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
545	1	2025-12-02	TAFE AUSTIN J	1WD	286000	6510	201370
304	5	2022-06-17	ADA OHIO PROPERTIES LTD	5WD	689000	6310	157260
141	2	2011-04-11	PROPERTY MANAGEMENT PROF	2WD *	0	4660	132060
373	1	2006-06-13	DULMAGE JEFFERY & SARAH	1SD	99540	4400	120430
220	2	2005-06-13	OHIO NORTHERN UNIVERSITY	2WD *	0	4000	104540
224	2	1997-04-29	KEISER TERRY D	2WD	55000	4000	79260

Year	Land	Bldg	Total	Net Tax
2021	2210	55040	57250	2768.78
2020	2210	55040	57250	2809.90

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



314 S SIMON ST-302 LEHR 45810

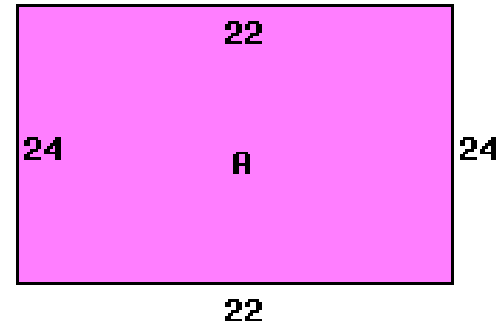
Occupancy 1 Single Family				*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value		
Floor Level	Main	FRAME	932	102070	
	Full Upper	FRAME	511	43370	
	Subtotal			145440	
Shingle	Roof	GABLE			
B 1 2 U A					
Panelled Wall	X X	Plumbing		2100	
Floor/Carpet	X X	Extra Features		1470	
Floor/Tile-Lino	L	Total Value		149010	
Number of Rooms	4 3				
Bedrooms	2 1	PUB SIDEWALK			
Central Heat	A	Neighborhood:			
FORCED AIR		Code:		2500	
Plumbing		Dwl/Gar/NC%		1.1900	
Standard	1				
Extra 3 Fixture	1				

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	2 F/C	FtxFt	Area	Grade	Cond	Value	Dpr	Dpr
		1443		C	OLD/AV	149010	.55	.10
	front lot	effective	depth	depth	actual	effective	extended	true
		frontage	factor	factor	rate	rate	value	value
		50.00	150	100	130	130	6500	6500

Call Back: Sign: PSN Date: 2015-10-12 Lister: 25-030048.0000-v082020R
 Call Back: Sign: PSN Date: 2015-10-10 Lister:
 Call Back: Sign: PSN Date: 2015-10-10 Lister:

CAMA / Cont: 1

SHB+ CONS TYPE FACT SQ-FT VALUE
1 F/C M 528 a *MAIN



304 LEHR 45810

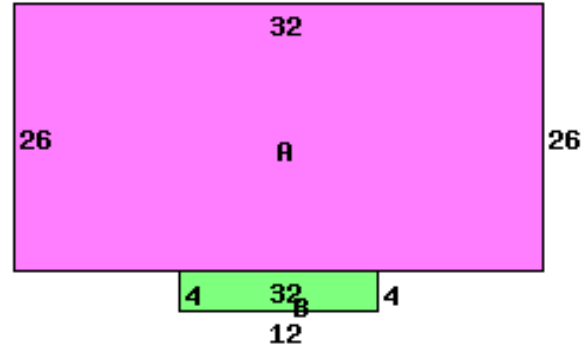
Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
		Sq-Ft	Value
Story Height	1		
Floor Level	Main	528	74790
	Subtotal		74790
Shingle	Roof		
	B 1 2 U A		
Plaster/Drywall	X		
Panelled Wall	X		
Floor/Hardwood	X		
Floor/Tile-Lino	X		
Number of Rooms	2		
Bedrooms	1		
Central Heat	A		
FORCED AIR			
Plumbing			
Standard	1		
		Extra Features	1280
		Total Value	76070

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
2 DWELLING	1 F/C	FtxFt	528	Rate	D	Cond	Value	Dpr	Dpr	Value
						OLD/GD	60860	.40		43450

Call Back: - - - - Sign: Date: Lister: 25-030048.0000-v082020R

CAMA / Cont: 2

SHB+ 1H	CONS F/C MST	TYPE M P	FACT	SQ-FT 832 48	VALUE 190	a b	*MAIN PORCH
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314 S SIMON ST 45810

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
		Sq-Ft	Value
Story Height	1H		
Floor Level	Main	FRAME	832 98580
	Part Upper	FRAME	832 36440
	Subtotal		135020
Shingle	Roof	GABLE	
	B 1 2 U A		
Plaster/Drywall	X X	Plumbing	2100
Floor/Hardwood	X X	Extra Features	1470
Number of Rooms	2 2	Total Value	138590
Bedrooms	2		
Central Heat	A		
FORCED AIR			
Plumbing			
Standard	1		
Extra 3 Fixture	1		

Bldg Type	SHB+Cons	DixHt	Area	Unit	Blt/Renov	Replace	Phy	Fnc	True
3 DWELLING	1H F/C	FtxFt	1664	Rate	Grade	Cond	Value	Dpr	Value
					C-	1960AV	124730	.42	86090

Call Back: - - - - Sign: Date: Lister: 25-030048.0000-v082020R