LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-030048.0000 RES
M132 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 2ND 61
314 S SIMON & 302 LEHR	5WD	
	$689,000	
ADA OH 45810		

2027 TAFE AUSTIN J	2025-12-02	
314 S SIMON & 302 LEHR	1WD	
ADA OH 45810		

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

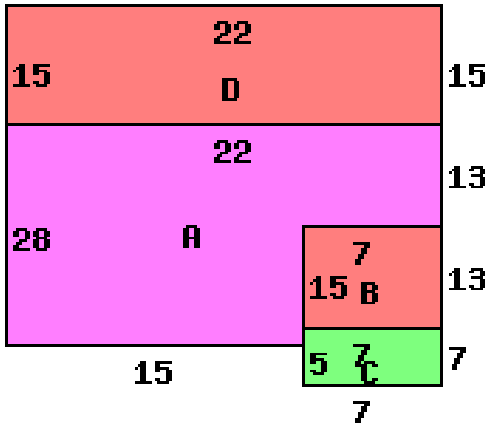
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	520	520	520	520	0	520	520	520
Acres								
Land100%	6510	6510	6510	6510		6510	7510	7500
Bldg100%	201370	201370	201370	201370		201370	253800	253810
Totl100%	207890t	207890t	207890t	207890t		207890t	261310t	261310t
Cauv100%								
Tax Value:								
Land 35%	2280	2280	2280	2280		2280	2630	2630
Bldg 35%	70480	70480	70480	70480		70480	88830	88830
Totl 35%	72760t	72760t	72760t	72760t		72760t	91460t	91460t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2775.52	2794.24	2825.64	2808.76	2825.64			
Sp-Asmnt	96.58	93.58	96.58	96.58				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		511		a	*MAIN
1	F/C	A		91		b	ADDTN
	OFP	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
2022	2210	55040	57250	2515.10
2021	2210	55040	57250	2768.78

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

			Sq-Ft	Value
Story Height 2				
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%	1.5000
Standard	1		
Extra 3 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 F/C		1443		C	OLD/AV	149010	.55	.10	90520

	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: 2015-10-12 Lister:
Call Back: Sign: PSN Date: 2015-10-10 Lister:
Call Back: Sign: PSN Date: 2015-10-10 Lister:

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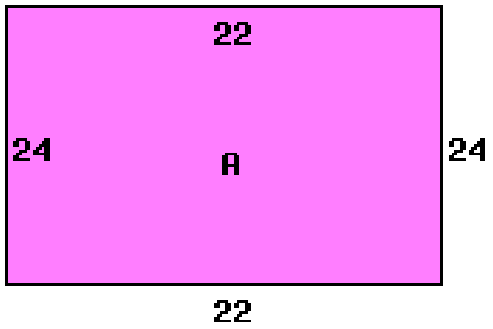
CAMA / Cont: 1

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	FRAME	528	74790
	Subtotal			74790
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Extra Features	1280
Panelled Wall	X	Total Value	76070
Floor/Hardwood	X		
Floor/Tile-Lino	X		
Number of Rooms	2		
Bedrooms	1		
Central Heat	A		
FORCED AIR			
Plumbing			
Standard	1		

	Bldg Type	SHB+	Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
2	DWELLING	1	F/C		528		D	OLD/GD	60860	.40		54770

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

LIBERTY TWP Hardin County, Ohio 25-030048.0000 RES
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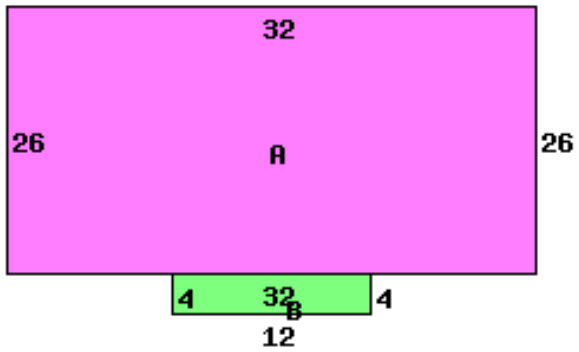
CAMA / Cont: 2

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



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		
Floor/Hardwood		X	X		
Number of Rooms		2	2		
Bedrooms			2		

Plumbing		Plumbing	2100
Extra Features		Extra Features	1470
Total Value		Total Value	138590

Central Heat A
FORCED AIR
Plumbing
Standard 1
Extra 3 Fixture 1

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
3	DWELLING	1H F/C		1664		C-	1960AV	124730	.42		108520

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