LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-030057.0000 RES
M66 2026

sale

2023 L&K INVESTMENT PROPER	2020-07-16	
2024 L&K INVESTMENT PROPER	2020-07-16	
2025 L&K INVESTMENT PROPER	2020-07-16	
2026 L&K INVESTMENT PROPERTI	2020-07-16 REAMS 66	
319 E LINCOLN AVE	1FD	
	$51,600	
ADA OH 45810		

2028 PB55 PROPERTIES LLC	2026-02-03	
319 E LINCOLN AVE	1QC	
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	510	510	510	510	0	510	510	510
Acres								
Land100%	8140	8140	8140	8140		8140	9460	9450
Bldg100%	70340	70340	70340	70340		70340	87890	87880
Totl100%	78490t	78490t	78490t	78490t		78490t	97340t	97330t
Cauv100%								
Tax Value:								
Land 35%	2850	2850	2850	2850		2850	3310	3310
Bldg 35%	24620	24620	24620	24620		24620	30760	30760
Totl 35%	27470t	27470t	27470t	27470t		27470t	34070t	34070t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1047.88	1054.94	1066.80	1060.42	1066.80			
Sp-Asmnt	44.60	41.60	44.60	44.60				

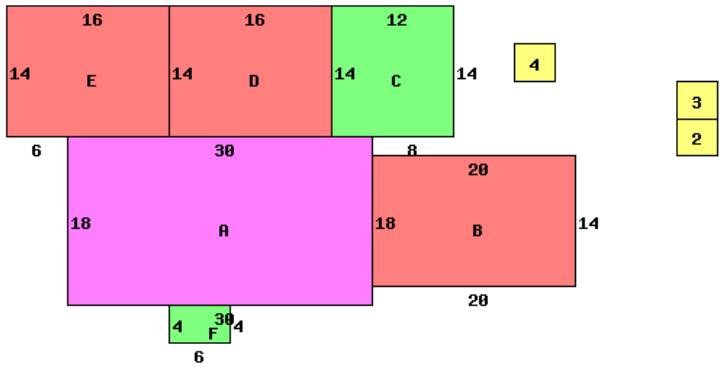
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2	F/C	M		540		a	*MAIN
1	F/C	A		280		b	ADDTN
	PAT	P		168	500	c	PORCH
1	F/C	A		224		d	ADDTN
1	F/C	A		224		e	ADDTN
	OFP	P		24	720	f	PORCH

MOBILE HOME ACCT: 25-0189 TITLE: 33-00364095 1970 HILLCREST

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
35	1	2026-02-03	PB55 PROPERTIES LLC	1QC	*	0	8140	70340
305	1	2020-07-16	L&K INVESTMENT PROPERTIES	1FD		51600	7490	89570
671	1	2002-12-17	PLAUGHER KARLTON D	1QC		50000	3540	60110
32	1	1992-01-10		1UN	*	0	0	33710

Year	Land	Bldg	Total	Net Tax
2022	2750	15940	18690	821.08
2021	2750	15940	18690	903.90

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			



319 E LINCOLN AVE 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1268	104830
	Full Upper	FRAME	540	45840
	Subtotal			150670
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	X	Air Conditioning	3200
Floor/Hardwood	X	X	Plumbing	2100
Number of Rooms	5	3	Extra Features	1220
Bedrooms	1	2	Total Value	157190
Central Heat	A		PUB SIDEWALK	
FORCED AIR				
Central A/C	A		Neighborhood:	
Plumbing			Code:	2500
Standard	1		Dwl/Gar/NC%	1.5000
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		1808		C	OLD/GD	157190	.40	.40	84880
2	CAN/DECK	*MH		7X9	63			1970FR	0			0
3	MH/LRE	*	0	12X46	552			1970FR	0			0
4	Shed	*PP	0	6X8	48			OLD/AV	0			0
5	M/H Hookup				0			OLD/	3000			3000

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value	
front lot		157.00	50	57	150	86	13500	9450	Excess Fro

Call Back: Sign: PSN Date: 2018-05-23 Lister:

25-030057.0000-v082020R