

LIBERTY TWP  
ADA CORP

00240

Hardin County, Ohio  
Michael T. Bacon, Auditor

25-030065.0000  
M134

RES  
2025

sale

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

2022 SALTZMAN RENTALS LLC	2021-06-23	
2023 SALTZMAN RENTALS LLC	2021-06-23	
2024 SALTZMAN RENTALS LLC	2021-06-23	
2025 SALTZMAN RENTALS LLC	2021-06-23	REAMS 2ND E 82 FT 74
315 REAM ST	16	
ADA OH 45810	\$0	

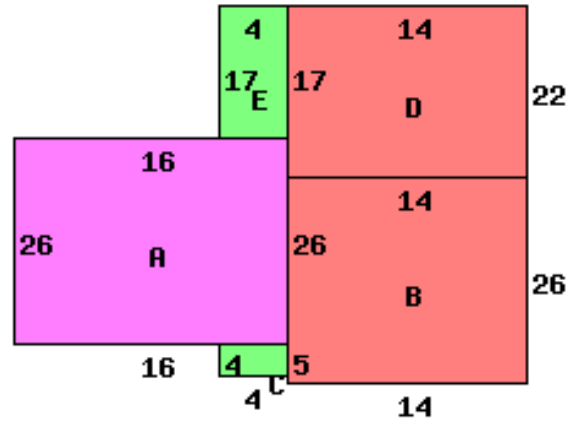
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres						
Land100%	4660	4800	4800	4800	4800	4800
Bldg100%	49030	61860	61860	61860	61860	61870
Totl100%	53690t	66660t	66660t	66660t	66660t	66670t
Cauv100%						
Tax Value:						
Land 35%	1630	1680	1680	1680	1680	1680
Bldg 35%	17160	21650	21650	21650	21650	21650
Totl 35%	18790t	23330t	23330t	23330t	23330t	23330t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	825.48	889.96	895.94	900.62	906.02	
Sp-Asmnt	38.09	41.50	38.50	41.50		

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1H	F/C	M		416			
1	F/C	A		364		b	ADDTN
	STP	P		16	60	c	PORCH
1	F/C	A		308		d	ADDTN
	RFX	P		68	680	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
267	16	2021-06-23	SALTZMAN RENTALS LLC	16 *	0	4660	49030
40	15	2020-01-31	SALTZMAN JERROLD J	15 *	0	4460	43600
39	15	2020-01-31	SALTZMAN JERROLD J & MICH	15 *	0	4460	43600
491	11	2005-12-15	SALTZMAN JERROLD J & MIC	11 *	0	2860	21690
656	1	2000-11-03	SALTZMAN JERROLD J & MIC	1WD	30000	2600	22230
510	9	1998-11-23	SEYMOUR ROBERT L JR	9QC *	0	2860	15060
199	3	1996-04-11	SEYMOUR ROBERT L JR & LI	3WD *	0	2800	13000
783	0	1987-09-10			0	0	13710

Year	Land	Bldg	Total	Net Tax
2021	1630	17160	18790	908.74
2020	1630	17160	18790	922.22

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



315 REAM ST 45810

Occupancy	1 Single Family	*DWELLING COMPUTATIONS
Story Height	1H	Sq-Ft Value
Floor Level	Main	FRAME 1088 104670
	Part Upper	FRAME 416 22960
	Subtotal	127630
Shingle	Roof	GABLE
	B 1 2 U A	
Plaster/Drywall	X	X
Panelled Wall	X	X
Floor/Pine	X	X
Floor/Carpet	X	X
Floor/Tile-Lino	X	
Number of Rooms	4	2
Bedrooms	1	2
Central Heat	A	
FORCED AIR		
Plumbing		
Standard	1	
Extra Features		740
Total Value		128370
PUB SIDEWALK		
Neighborhood:		
Code:		2500
Dwl/Gar/NC%		1.1900

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1H F/C		1504	Rate	C-	OLD/AV	115530	.55	Dpr	Value
front lot	acres/	effective	depth	depth	actual	effective	extended	value	true	value
	frontage	frontage	factor	factor	rate	rate	value	4800	4800	
		50.00	82	74	130	96				

Call Back:

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

25-030065.0000-v082020R