

LIBERTY TWP
ADA CORP

00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-030066.0000
M135

RES
2023

sale

Eff Rate:- 53.58 — 52.79 — 47.64 — 41.58 — a/r

2020 TOMORROW LLC	2017-09-22
2021 TOMORROW LLC	2017-09-22
2022 TOMORROW LLC	2017-09-22
2023 BAS INVESTMENTS LLC	2022-07-21 REAMS 2ND E PT 73
311 S REAM ST	1WD
ADA OH 45810	\$23,000 01.1-01-03-066

Tax Year	2020	2021	2022	2023	CAMA
Prop Cls	510	510	510	510	510
Acres	4660	4660	4660	4800	4800
Land100%	21540	21540	21540	24000	24010
Bldg100%	26200t	26200t	26200t	28800t	28810t
Totl100%					
Cauvl00%					
Tax Value:					
Land 35%	1630	1630	1630	1680	1680
Bldg 35%	7540	7540	7540	8400	8400
Totl 35%	9170t	9170t	9170t	10080t	10080t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	450.06	443.48	402.86	384.50	
Sp-Asmnt	30.88	32.88	30.88	31.56	

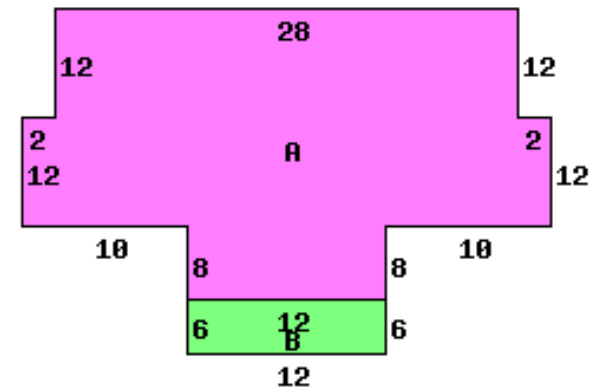
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE			
1 B	F	M		816	1080	a	*MAIN	
	DK	P		72		b	PORCH	

2023 INFORMAL CHNAGED CONDT ADDED 40% FUNCT

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
368	1	2022-07-21	BAS INVESTMENTS LLC	1WD	23000	4660	21540
418	2	2017-09-22	TOMORROW LLC	1QC *	0	4310	31490
441	1	2017-09-08	SUKUP JOSEPH	1WD	28000	4310	31490
53	4	2007-02-07	WEST CENTRAL RENTALS LLC	4WD	0	2860	29460
387	1	2004-07-06	VANBUSKIRK THOMAS M & AD	1WD	37000	2600	24260
27	4	2001-01-17	PITTS KEVIN R & KATHY M	4WD	216000	2600	20230
244	4	1998-05-01	ROBERSON CRAIG R & KELLI	4WD	212500	2860	17000
209	1	1989-03-17		1WD	26000	0	15110
763	0	1986-09-19		*	18000	0	13430

Year	Land	Bldg	Total	Net Tax
2019	1560	6690	8250	399.68
2018	1560	6690	8250	390.92

Project	ben acres	%	factor
107 GRASS RUN #933 - HOG CREEK			XA/2023
500 HARDIN COUNTY LANDFILL			XA/2023
110 HOG CREEK MAINLINE - HOG CR.			XA/2023
598 ADA LIGHTS			XV/2023
577 OTTAWA RIVER PROJECT MAINT			XA/2021



311 S REAM ST 45810

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	Floor Level	Sq-Ft	Value
1	Main	816	96680
	Basement	816	15260
	Subtotal		111940
	Roof		
Shingle	GABLE		
	B 1 2 U A		
Plaster/Drywall	X	Extra Features	1080
Unfinished Wall	X	Total Value	113020
Floor/Pine	X		
Floor/Tile-Lino	X	PUB SIDEWALK	
Number of Rooms	1 5		
Bedrooms	3	Neighborhood:	
		Code:	2500
Central Heat	A	Dwl/Gar/NC%	1.1900
FORCED AIR			
Plumbing			
Standard	1		

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B F			D+	OLD/FR	96070	.65 .40	24010
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
		50.00	82	74	130	96	4800	4800