

LIBERTY TWP
ADA CORP

00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-050130.0000
M10

RES
2025

sale

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

| | |
|-----------------------------|-----------------------------|
| 2022 HEROLD BROTHERS ENTER | 2002-04-04 |
| 2023 WYSS PROPERTIES LLC | 2022-12-22 |
| 2024 WYSS PROPERTIES LLC | 2022-12-22 |
| 2025 WYSS RENTAL PROPERTIES | 2024-07-17 REAMS NE PT OL 6 |
| 539 E LINCOLN AVE | 1QC |
| ADA OH 45810 | \$0 |

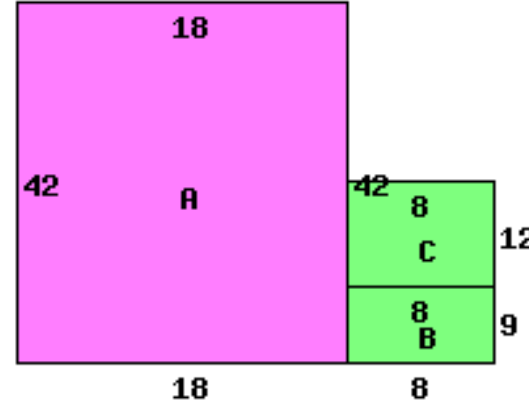
| | | | | | | |
|------------|--------|--------|--------|--------|--------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | 2025 | CAMA |
| Prop Cls | 510 | 510 | 510 | 510 | 510 | 510 |
| Acres | | | | | | |
| Land100% | 4060 | 4200 | 4200 | 4200 | 4200 | 4200 |
| Bldg100% | 23200 | 33030 | 33030 | 33030 | 33030 | 33020 |
| Totl100% | 27260t | 37230t | 37230t | 37230t | 37230t | 37220t |
| Cauvl00% | | | | | | |
| Tax Value: | | | | | | |
| Land 35% | 1420 | 1470 | 1470 | 1470 | 1470 | 1470 |
| Bldg 35% | 8120 | 11560 | 11560 | 11560 | 11560 | 11560 |
| Totl 35% | 9540t | 13030t | 13030t | 13030t | 13030t | 13030t |
| Hmstd35% | | | | | | |
| Owner Oc | | | | | | |
| Hmstd RB | | | | | | |
| Net Tax | 419.10 | 497.06 | 500.38 | 503.00 | 506.02 | |
| Sp-Asmnt | 31.16 | 33.77 | 30.77 | 33.77 | | |

| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 1 | F/C | M | | 756 | | | |
| | EFF | P | | 72 | 2880 | b | PORCH |
| | EFF | P | | 96 | 3840 | c | PORCH |

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:blgd |
|-------|----|------------|---------------------------|---------------|--------|---------|---------|
| 331 | 1 | 2024-07-17 | WYSS RENTAL PROPERTIES LL | 1QC * | 0 | 4200 | 33030 |
| 659 | 1 | 2022-12-22 | WYSS PROPERTIES LLC | 1WD | 15000 | 4060 | 23200 |
| 175 | 1 | 2002-04-04 | HEROLD BROTHERS ENTERPRI | 1WD | 14000 | 1970 | 15860 |
| 124 | 1 | 2002-03-13 | HOLLON EVA JEAN | 1WD | 4500 | 1970 | 15860 |
| 577 | 1 | 1999-10-14 | JOHNSON DARBARA ANN | 1CT * | 0 | 1970 | 11690 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|------|-------|---------|
| 2021 | 1420 | 8120 | 9540 | 461.40 |
| 2020 | 1420 | 8120 | 9540 | 468.24 |

| 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 |



539 E LINCOLN AVE 45810

| | | |
|---------------------------|------------------------|---------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS | |
| Story Height 1 | Sq-Ft | Value |
| Floor Level | 756 | 92380 |
| Shingle | Main Subtotal | 92380 |
| | Roof | |
| Plaster/Drywall | X | Extra Features 6720 |
| Panelled Wall | X | Total Value 99100 |
| Floor/Hardwood | X | |
| Floor/Carpet | X | PUB PAVED ST/RD |
| Number of Rooms | 4 | PUB SIDEWALK |
| Bedrooms | 2 | |
| Central Heat | A | Neighborhood: |
| FORCED AIR | | Code: 2500 |
| Plumbing | | Dwl/Gar/NC% 1.1900 |
| Standard | 1 | |

| Bldg Type | SHB+Cons | DixHt | Unit | Blt/Renov | Replace | Phy Fnc | True | |
|------------|----------|-----------|-------|-----------|---------|-----------|----------|-------|
| 1 DWELLING | 1 F/C | | | D | OLD/FR | .65 | Value | |
| | | 756 | | | 79280 | | 33020 | |
| front lot | acres/ | effective | depth | depth | actual | effective | extended | true |
| | frontage | frontage | depth | factor | rate | rate | value | value |
| | | 40.00 | 100 | 81 | 130 | 105 | 4200 | 4200 |