

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

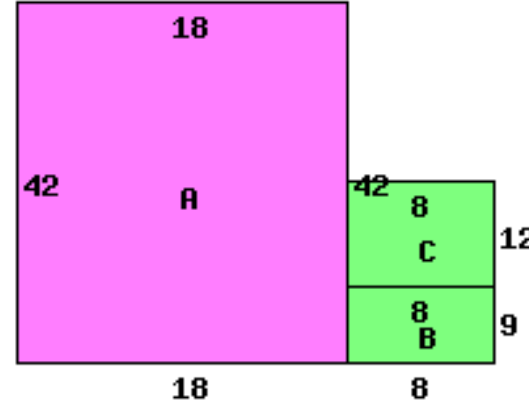
Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres	4060	4200	4200	4200	4200	4200
Land100%	23200	33030	33030	33030	33030	33020
Bldg100%	27260t	37230t	37230t	37230t	37230t	37220t
Totl100%						
Cauv100%						
Tax Value:						
Land 35%	1420	1470	1470	1470	1470	1470
Bldg 35%	8120	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	Dpr	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