LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-060009.0000 COM
N23 2026

sale

2023 NOVOGRODER ADA LLC	2007-03-06		
2024 NOVOGRODER ADA LLC	2007-03-06		
2025 NOVOGRODER ADA LLC	2007-03-06		
2026 NOVOGRODER ADA LLC	2007-03-06	AHLEFELDS 2ND 8	
S MAIN ST	3WD		
	$4,216,158		
2027 OHIO NORTHERN UNIVERSIT	2025-08-28		
S MAIN ST	3WD		

Eff Rate: 48.36 — 48.55 — 48.75 — 48.75 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	429	429	429	429	0	429	429	429
Acres								
Land100%	13510	13510	13510	13510		13510	16200	16200
Bldg100%	4860	4860	4860	4860		4860	5830	5830
Totl100%	18370t	18370t	18370t	18370t		18370t	22030t	22030t
Cauv100%								
Tax Value:								
Land 35%	4730	4730	4730	4730		4730	5670	5670
Bldg 35%	1700	1700	1700	1700		1700	2040	2040
Totl 35%	6430t	6430t	6430t	6430t		6430t	7710t	7710t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	310.98	312.22	313.48	312.84	313.48			
Sp-Asmnt	10.82	7.82	10.82	10.82				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
382	3	2025-08-28	OHIO NORTHERN UNIVERSITY	3WD	1800000	13510	4860
92	3	2007-03-06	NOVOGRODER ADA LLC	3WD	4216158	11910	0
727	1	2005-10-28	NOM ADA LLC	1WD	500000	11910	41030
36	1	2000-01-21	YAZEL SHANNON	1WD *	0	11910	34460
596	1	1988-08-01		1WD	28000	0	33310

Year	Land	Bldg	Total	Net Tax
2022	4960	1540	6500	333.18
2021	4960	1540	6500	367.92

project		ben acres	/ %	factor
107 GRASS RUN #933 - HOG CREEK	XA/2025			
110 HOG CREEK MAINLINE - HOG CR.	XA/2025			
598 ADA LIGHTS	XV/2025			
577 OTTAWA RIVER PROJECT MAINT	XA/2021			

624 S MAIN ST 45810

PUB SIDEWALK

Neighborhood:

Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
res-ag:lnd%	1.2000
ag-t:c/p/w%	1.2000
ag-t:other%	1.2000
ag:outbldg%	1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Paving			5400	1.80	C	2006AV	8100	.40		5830

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	177	108	250	270	13500	16200

Call Back: Sign: PSN Date: 2015-10-12 Lister: 25-060009.0000-v082020R