LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-060034.0000 RES
N47 2025

sale

2022	KIPKER ROBERT R & JEN	1999-03-30
2023	KIPKER ROBERT R & JEN	1999-03-30
2024	KIPKER ROBERT R & JEN	1999-03-30
2025	KIPKER ROBERT R & JENNI	1999-03-30 AHLEFELDS 2ND 45 & 47
	621 S JOHNSON ST	1SD
		$89,750
	ADA OH 45810	

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

Tax Year	2022	2023	2024	2025	2025			CAMA
Prop Cls	510	510	510	510	510			510
Acres								
Land100%	13660	14000	14000	14000	14000			14000
Bldg100%	130540	170770	170770	170770	170770			170760
Totl100%	144200t	184770t	184770t	184770t	184770t			184760t
Cauv100%								
Tax Value:								
Land 35%	4780	4900	4900	4900	4900			4900
Bldg 35%	45690	59770	59770	59770	59770			59770
Totl 35%	50470t	64670t	64670t	64670t	64670t			64670t
Hmstd35%	50470	64670	64670	64670	64670			
Owner Oc	46.84	55.52	55.22	55.16	55.48	hmstd	4900 l	59770 b
Hmstd RB								
Net Tax	2170.38	2411.40	2428.32	2441.30	2456.00			
Sp-Asmnt	67.86	78.50	72.50	78.50				

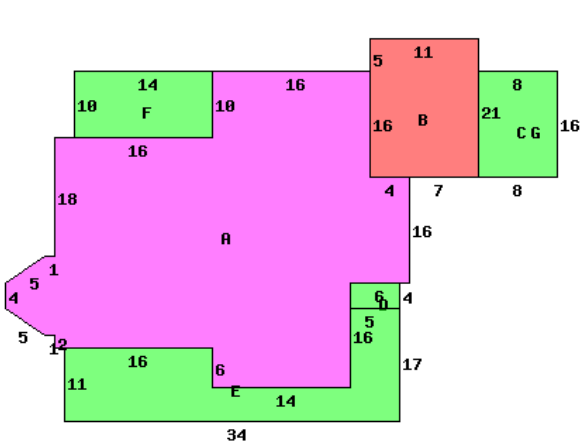
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		1356		a	*MAIN
1	F/C	A		231		b	ADDTN
	STP	P		128	510	c	PORCH
	EFP	P		20	800	d	PORCH
	OFP	P		320	9600	e	PORCH
	OFP	P		140	4200	f	PORCH
	CAN	P		128	1020	g	PORCH

#: 35, L/W
gas fireplace
250600350000

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
153	1	1999-03-30	KIPKER ROBERT R & JENNIF	1SD	89750	10400	66140
673	1	1995-07-21	MOTT, JAMES A & CASSANDR	1WD	82500	10400	61400

Year	Land	Bldg	Total	Net Tax
2021	4780	45690	50470	2385.04
2020	4780	45690	50470	2420.34

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			



621 S JOHNSON ST 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1587	124690
	Full Upper	FRAME	1356	64790
	Basement		1356	25100
	Subtotal			214580
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	X	
Floor/Carpet	X	X	
Floor/Tile-Lino	X	X	
Number of Rooms	1	5	4
Bedrooms		2	2
Central Heat		A	
HOT WATER			
Plumbing			
Standard	1		

Extra Features	16130
Total Value	230710
PUB SIDEWALK	
Neighborhood:	
Code:	2500
Dwl/Gar/NC%	1.1900

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		2943		C+	1890GD	253780	.40	.10	163080
2	Garage		32X24	768		C	1992AV	18430	.65		7680

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		100.00	177	108	130	140	14000	14000

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

25-060034.0000-v082020R