

LIBERTY TWP  
ADA CORP

00240

Hardin County, Ohio  
Michael T. Bacon, Auditor

25-080068.0000  
G02

RES  
2025

sale

Eff Rate:- 47.64 — 41.58 — 41.81 — 42.01 — a/r

2022 SALTZMAN RENTALS LLC	2021-06-23	
2023 SALTZMAN RENTALS LLC	2021-06-23	
2024 SALTZMAN RENTALS LLC	2021-06-23	
2025 SALTZMAN RENTALS LLC	2021-06-23	DOBBINS 1ST 5
617 S MAIN ST	16	
ADA OH 45810	\$0	

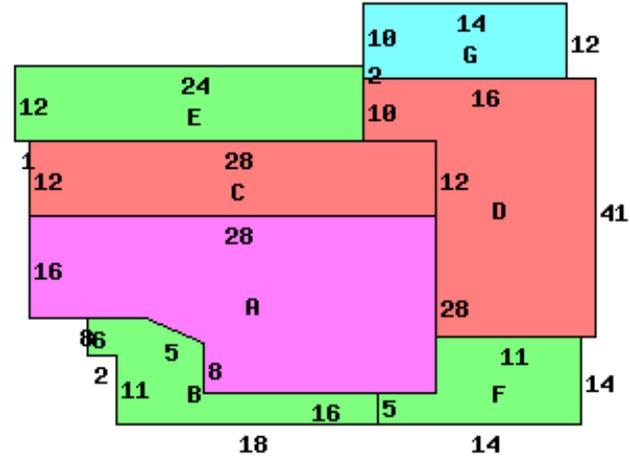
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	530	530	530	530	530
Acres	6830	7000	7000	7000	7000
Land100%	86710	103540	103540	103540	103530
Bldg100%	93540t	110540t	110540t	110540t	110530t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	2390	2450	2450	2450	2450
Bldg 35%	30350	36240	36240	36240	36240
Totl 35%	32740t	38690t	38690t	38690t	38690t
Hmstd35%					
Owner Oc					
Hmstd RB	1438.32	1475.90	1485.82	1493.54	
Net Tax					
Sp-Asmnt	84.56	89.02	86.02	89.02	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F/C	M		648			
	OFF	P		166	4980		b
2	F/C	A		336			c
1	F/C	A		501			d
	DK	P		288	4320		e
	FFP	P		160	6400		f
04	F	O		168	2020		g

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
267	16	2021-06-23	SALTZMAN RENTALS LLC	16 *	0	6830	86710
61	1	2020-02-10	SALTZMAN JERROLD J	10C *	0	6510	78460
40	15	2020-01-31	SALTZMAN JERROLD J	15 *	0	6510	78460
39	15	2020-01-31	SALTZMAN JERROLD J & MICH	15 *	0	6510	78460
491	11	2005-12-15	SALTZMAN JERROLD J & MIC	11 *	0	8910	75290
654	4	2000-11-03	SALTZMAN JERROLD J & MIC	4WD	175000	8110	37890

Year	Land	Bldg	Total	Net Tax
2021	2390	30350	32740	1583.40
2020	2390	30350	32740	1606.92

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



617 S MAIN ST 45810

Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	2	Sq-Ft	Value
Floor Level	Main	FRAME	1485 116880
	Full Upper	FRAME	984 62040
	Subtotal		178920
Shingle	Roof	HIP	
	B 1 2 U A		
Plaster/Drywall	X X	2 /	Extra Living Units 7000
Floor/Carpet	X X		Plumbing 3500
Floor/Tile-Lino	X X		Extra Features 17720
Number of Rooms	1 1 6		Total Value 207140
Bedrooms	5 5		
Central Heat	A		PUB PAVED ST/RD
FORCED AIR			PUB SIDEWALK
Plumbing			Neighborhood:
Standard	2		Code: 2500
			Dwl/Gar/NC% 1.1900

Bldg Type	SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	2 F/C		2469		C	OLD/GD	207140	.40	.30	103530
front lot	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value		
		50.00	177	108	130	140	7000	7000		