LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-080069.0000 RES
G01 2026

sale

2023	SALTZMAN RENTALS LLC	2021-06-23
2024	SALTZMAN RENTALS LLC	2021-06-23
2025	SALTZMAN RENTALS LLC	2021-06-23
2026	SALTZMAN RENTALS LLC	2021-06-23 DOBBINS 1ST 6
	621 S MAIN ST	16
		$0
	ADA OH 45810	

Eff Rate: – 41.58 — 41.81 — 42.26 — 42.27 — a/r

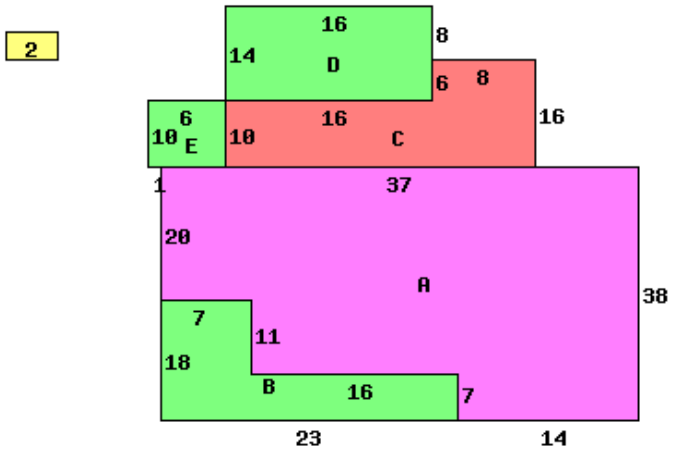
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	520	520	520	520	0	520	520	520
Acres								
Land100%	7000	7000	7000	7000		7000	8110	8100
Bldg100%	152940	152940	152940	152940		152940	192770	192780
Totl100%	159940t	159940t	159940t	159940t		159940t	200890t	200880t
Cauv100%								
Tax Value:								
Land 35%	2450	2450	2450	2450		2450	2840	2840
Bldg 35%	53530	53530	53530	53530		53530	67470	67470
Totl 35%	55980t	55980t	55980t	55980t		55980t	70310t	70310t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	2135.42	2149.84	2174.00	2161.00	2174.00			
Sp-Asmnt	66.00	63.00	66.00	66.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 BA	F	M		1168		a	*MAIN
	OFP	P		238	7140	b	PORCH
1 B	F	A		288		c	ADDTN
	DK	P		224	3360	d	PORCH
	EFP	P		60	2400	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
267	16	2021-06-23	SALTZMAN RENTALS LLC	16	*	0	6830	111710
107	1	2020-03-16	SALTZMAN JERROLD J	1QC	*	0	6510	100570
40	15	2020-01-31	SALTZMAN JERROLD J	15	*	0	6510	100570
39	15	2020-01-31	SALTZMAN JERROLD J & MICH	15	*	0	6510	100570
491	11	2005-12-15	SALTZMAN JERROLD J & MIC	11	*	0	8910	101490
654	4	2000-11-03	SALTZMAN JERROLD J & MIC	4WD		175000	8110	20460
977	1	1995-10-06	FRY TRUMAN D	1WD		27000	8110	57310
1048	1	1988-12-27		1WD		47500	0	49110
629	1	1988-08-09		1WD		42000	0	49110

Year	Land	Bldg	Total	Net Tax
2022	2390	39100	41490	1822.72
2021	2390	39100	41490	2006.58

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 MAIN ST 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1456	114600
	Full Upper	FRAME	1168	62150
	Qtr Story	FRAME	1168	4460
	Basement		1456	26940
	Subtotal			208150
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	X	Plumbing	3500
Unfinished Wall	X	X	Extra Features	12900
Floor/Carpet	X	X	Total Value	224550
Floor/Concrete	X			
Floor/Tile-Lino	X	X	PUB SIDEWALK	
Number of Rooms	2	9 9		
Bedrooms	4	4	Neighborhood:	
			Code:	2500
Central Heat	A		Dwl/Gar/NC%	1.5000
FORCED AIR				
Plumbing				
Standard	2			

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 BAF		2624		C	OLD/GD	224550	.40	.10	181890
2	Garage		36X24	864		C	1983AV	20740	.65		10890

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		50.00	177	108	150	162	8100	8100

Call Back: Sign: PSN Date: 2015-02-03 Lister:

25-080069.0000-v082020R