LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-100043.0000 RES
K143 2025

## sale

| | | |
|---|---|---|
| 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 | JOHNSONS S W 1/2 41 |
| 124 W LINCOLN ST | 16 | |
| | $0 | |
| ADA OH 45810 | | |

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

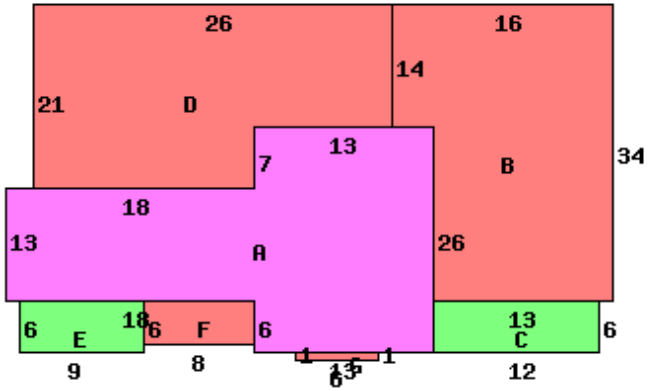
| | | | | | | |
|---|---|---|---|---|---|---|
| Tax Year | 2022 | 2023 | 2024 | 2025 | 2025 | CAMA |
| Prop Cls | 520 | 520 | 520 | 520 | 520 | 520 |
| Acres | | | | | | |
| Land100% | 4910 | 5110 | 5110 | 5110 | 5110 | 5100 |
| Bldg100% | 58660 | 82740 | 82740 | 82740 | 82740 | 82730 |
| Totl100% | 63570t | 87860t | 87860t | 87860t | 87860t | 87830t |
| Cauv100% | | | | | | |
| Tax Value: | | | | | | |
| Land 35% | 1720 | 1790 | 1790 | 1790 | 1790 | 1790 |
| Bldg 35% | 20530 | 28960 | 28960 | 28960 | 28960 | 28960 |
| Totl 35% | 22250t | 30750t | 30750t | 30750t | 30750t | 30740t |
| Hmstd35% | | | | | | |
| Owner Oc | | | | | | |
| Hmstd RB | | | | | | |
| Net Tax | 977.48 | 1173.00 | 1180.92 | 1187.04 | 1194.20 | |
| Sp-Asmnt | 58.69 | 65.06 | 62.06 | 65.06 | | |

| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1T | F/C | M | | 572 | | a | *MAIN |
| 1 | F/C | A | | 484 | | b | ADDTN |
| | OFP | P | | 72 | 2160 | c | PORCH |
| 1 | F/C | A | | 476 | | d | ADDTN |
| | OFP | P | | 54 | 1620 | e | PORCH |
| 1 | F/C | A | | 40 | | f | ADDTN |
| 1 | F/C | A | | 6 | | g | ADDTN |

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 267 | 16 | 2021-06-23 | SALTZMAN RENTALS LLC | 16 | * | 0 | 4910 | 58660 |
| 40 | 15 | 2020-01-31 | SALTZMAN JERROLD J | 15 | * | 0 | 4690 | 52660 |
| 39 | 15 | 2020-01-31 | SALTZMAN JERROLD J & MICH | 15 | * | 0 | 4690 | 52660 |
| 491 | 11 | 2005-12-15 | SALTZMAN JERROLD J & MIC | 11 | * | 0 | 3890 | 32030 |
| 654 | 4 | 2000-11-03 | SALTZMAN JERROLD J & MIC | 4WD | | 175000 | 3540 | 23490 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2021 | 1720 | 20530 | 22250 | 1076.10 |
| 2020 | 1720 | 20530 | 22250 | 1092.06 |

| 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 | | | |




124 W LINCOLN AVE 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

| | | | Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1T | | | | |
| Floor Level | Main | FRAME | 1578 | 123980 |
| | Part Upper | FRAME | 572 | 34790 |
| | Subtotal | | | 158770 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | | | |
|---|---|---|---|---|---|
| Plaster/Drywall | X | X | 1 / | Extra Living Units | 3500 |
| Panelled Wall | X | X | | Plumbing | 5600 |
| Floor/Pine | X | X | | Extra Features | 3780 |
| Floor/Carpet | X | X | | Total Value | 171650 |
| Floor/Tile-Lino | X | | | | |
| Number of Rooms | 1 | 3 | | PUB PAVED ST/RD | |
| Bedrooms | 4 | 3 | | PUB SIDEWALK | |
| Central Heat | A | | | Neighborhood: | |
| | | | | Code: | 2500 |
| Plumbing | | | | Dwl/Gar/NC% | 1.1900 |
| Standard | 2 | | | | |
| Extra 3 Fixture | 1 | | | | |

| | Bldg Type | SHB+Cons | DixHt FtxFt | Area | Unit Rate | Grade | Blt/Renov Cond | Replace Value | Phy Dpr | Fnc Dpr | True Value |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DWELLING | 1T F/C | | 2150 | | C | OLD/AV | 171650 | .55 | .10 | 82730 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 52.00 | 86 | 75 | 130 | 98 | 5100 | 5100 |

Call Back: Sign: PSN Date: 2015-10-06 Lister:

25-100043.0000-v082020R