

LIBERTY TWP
ADA CORP

00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-130048.0000
C25

RES
2025

sale

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

2022	BMAR HOLDINGS LLC	2012-12-24			
2023	BMAR HOLDINGS LLC	2012-12-24			
2024	BMAR HOLDINGS LLC	2012-12-24			
2025	BMAR HOLDINGS LLC	2012-12-24	PT NE 1/4 NE 1/4 21		
	407 W NORTH AVE	12	1.00A		
	ADA OH 45810		\$239,000		

Tax Year	2022	2023	2024	2025	2025	CAMA
Prop Cls	510	510	510	510	510	510
Acres	1.0000	1.0000	1.0000	1.0000	1.0000	
Land100%	29200	30030	30030	30030	30030	30040
Bldg100%	66490	84170	84170	84170	84170	84170
Totl100%	95690t	114200t	114200t	114200t	114200t	114210t
Cauvl00%						
Tax Value:						
Land 35%	10220	10510	10510	10510	10510	10510
Bldg 35%	23270	29460	29460	29460	29460	29460
Totl 35%	33490t	39970t	39970t	39970t	39970t	39970t
Hmstd35%						
Owner Oc						
Hmstd RB						
Net Tax	1471.28	1524.72	1534.98	1542.96	1552.24	
Sp-Asmnt	49.12	53.98	50.98	53.98		

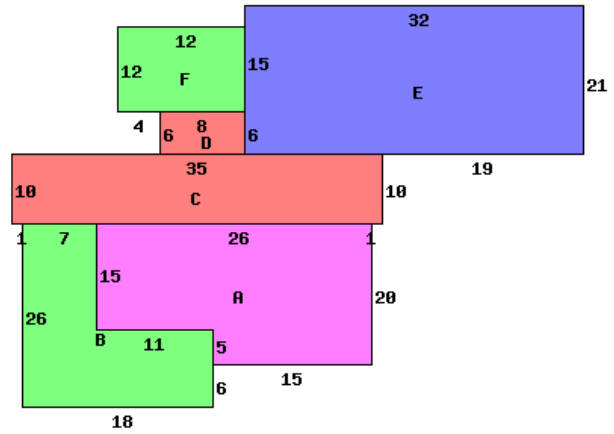
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1H	F/C	M		465		a	*MAIN
	EFP	P		303	12120	b	PORCH
1	F/C	A		350		c	ADDTN
1	F/C	A		48		d	ADDTN
	F	G		672	16130	e	GRAGE
	DK	P		144	2160	f	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
591	12	2012-12-24	BMAR HOLDINGS LLC	12	239000	26800	49770
215	1	2009-06-10	WEAVER PHILLIP	LWD *	14900	21510	46400
180	1	2009-05-22	P B REIT INC	LSH *	28000	21510	46400
231	1	1993-04-01	WARD HARRY E	LAF *	0	0	32510
157	1	1993-03-05	WARD HARRY E	LCT *	0	0	32510

Year	Land	Bldg	Total	Net Tax
2021	10220	23270	33490	1619.68
2020	10220	23270	33490	1643.72

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

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407 W NORTH AVE 45810

Occupancy	1 Single Family	*DWELLING COMPUTATIONS	Sq-Ft	Value
Story Height	1H		863	98370
Floor Level	Main	FRAME	465	24900
	Part Upper	FRAME		
	Subtotal			123270
Shingle	Roof	GABLE		
	B 1 2 U A			
Plaster/Drywall	P	P	Plumbing	3500
Floor/Carpet	X		Garages and Carports	16130
Floor/Tile-Lino	L		Extra Features	14280
Number of Rooms	5	2	Total Value	157180
Bedrooms	1	2		
Central Heat	A		PRIV WATER	
FORCED AIR			PUB PAVED ST/RD	
Plumbing			PUB SIDEWALK	
Standard	1		Neighborhood:	
Extra 3 Fixture	1		Code:	2500
Extra 2 Fixture	1		Dwl/Gar/NC%	1.1900

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	LH F/C	FtxFt	Area	Grade	Cond	Dpr Dpr	Value
2 Shed	*PP F 0	6X10	1328	C	OLD/AV	.55	84170
		60			OLD/	0	0
front lot	acres/	effective	depth	actual	effective	extended	true
	frontage	frontage	depth	factor	rate	value	value
		203.00	208	114	130	30040	30040

Call Back:

Sign: PSN Date: 2015-09-25 Lister:

25-130048.0000-v082020R