LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-140023.0000 RES
D43 2025

sale

2022 EPLEY PHILIP A	2003-03-11	
2023 EPLEY PHILIP A	2003-03-11	
2024 EPLEY PHILIP A	2003-03-11	
2025 EPLEY PHILIP A	2003-03-11	PT SE 1/4 SE 1/4 16
723 N MAIN ST	1QC	
	$0	
ADA OH 45810		

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

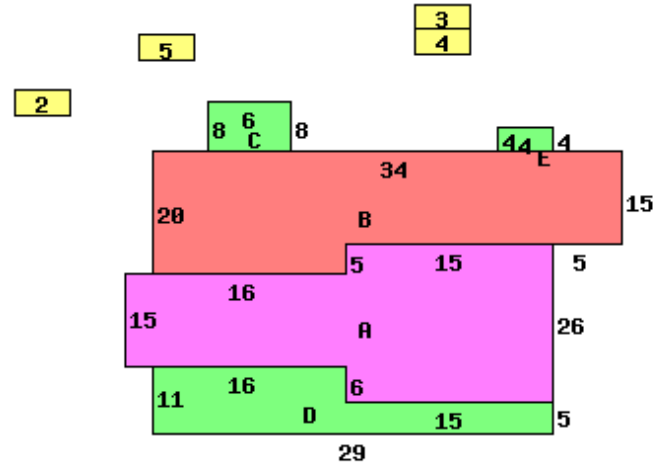
Tax Year	2022	2023	2024	2025	2025			CAMA
Prop Cls	510	510	510	510	510			510
Acres								
Land100%	17200	17710	17710	17710	17710			17710
Bldg100%	104310	147910	147910	147910	147910			147910
Totl100%	121510t	165630t	165630t	165630t	165630t			165620t
Cauv100%								
Tax Value:								
Land 35%	6020	6200	6200	6200	6200			6200
Bldg 35%	36510	51770	51770	51770	51770			51770
Totl 35%	42530t	57970t	57970t	57970t	57970t			57970t
Hmstd35%	37500	49520	49520	49520	49520			
Owner Oc	34.80	42.50	42.28	42.24	42.48	hmstd	6200 l	43320 b
Hmstd RB								
Net Tax	1833.60	2168.86	2183.96	2195.56	2208.80			
Sp-Asmnt	55.90	67.48	64.48	67.48				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		630		a	*MAIN
1 B	F	A		580		b	ADDTN
	DK	P		48	720	c	PORCH
	OFP	P		229	6870	d	PORCH
	DK	P		16	240	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
121	1	2003-03-11	EPLEY PHILIP A	1QC *	0	13630	61660
487	0	1988-06-29		*	22000	0	32910

Year	Land	Bldg	Total	Net Tax
2021	6020	36510	42530	2015.38
2020	6020	36510	42530	2045.24

p r o j e c t		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		



723 N MAIN ST 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	1210	103600
	Full Upper	FRAME	630	50520
	Basement		1210	22530
	Subtotal			176650
Shingle	Roof	GABLE		

	B	1	2	U	A
Plaster/Drywall		X	X		
Panelled Wall		X			
Unfinished Wall	X				
Floor/Hardwood		X	X		
Floor/Carpet		X	X		
Floor/Tile-Lino		X	X		
Number of Rooms	1	4	3		
Bedrooms		1	2		
Central Heat			A		
FORCED AIR					
Plumbing					
Standard	1				

Extra Features	7830
Total Value	184480
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		1840		C	OLD/GD	184480	.40	.10	118550
2	Garage		*SV 0	20X30	600			OLD/FR	600			600
3	Garage			24X40	960		C	2018AV	23040	.20		21930
4	P		OFP	8X24	192		C	2018AV	5760	.20		4610
5	Shed			12X24	288		D	2017AV	2770	.20		2220

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	109.6600	93.00	465	124	130	161	14970	14970
front lot		17.00	465	124	130	161	2740	2740

Call Back: Sign: PSN Date: 2015-09-24 Lister:

25-140023.0000-v082020R