LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-160074.0000 RES
A72 2026

sale

2023 NICHOLS PHIL II	2022-08-22	
2024 NICHOLS PHIL II	2022-08-22	
2025 NICHOLS PHIL II	2022-08-22	
2026 NICHOLS PHIL II	2022-08-22 S-S 6	
525 N SIMON	1AF	
	$0	
ADA OH 45810		

2027 KING NICHOLE M	2025-10-03	
525 N SIMON	2CT	
ADA OH 45810		

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

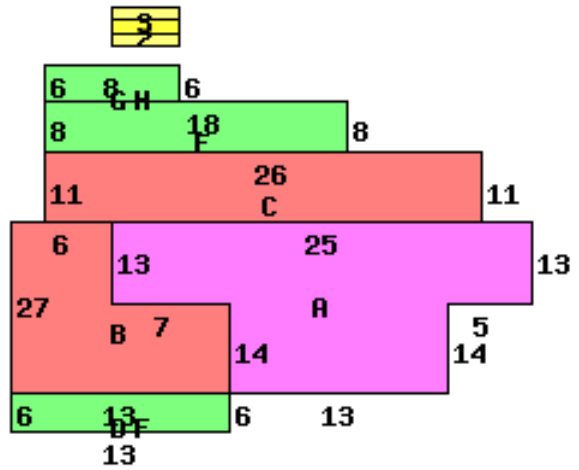
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	6570	6570	6570	6570		6570	7600	7590
Bldg100%	61600	61600	61600	61600		61600	77510	77520
Totl100%	68170t	68170t	68170t	68170t		68170t	85110t	85110t
Cauv100%								
Tax Value:								
Land 35%	2300	2300	2300	2300		2300	2660	2660
Bldg 35%	21560	21560	21560	21560		21560	27130	27130
Totl 35%	23860t	23860t	23860t	23860t		23860t	29790t	29790t
Hmstd35%								
Owner Oc	20.48	20.38	20.48	20.34	20.48			
Hmstd RB								
Net Tax	889.70	895.94	906.14	900.72	906.14			
Sp-Asmnt	41.90	38.90	41.90	41.90				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		507		a	*MAIN
1	F/C	A		260		b	ADDTN
1	F/C	A		286		c	ADDTN
	CAN	P		78	620	d	PORCH
	EFP	P		144	5760	e	PORCH
	STP	P		78	310	f	PORCH
	CAN	P		48	380	g	PORCH
	PAT	P		48	140	h	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
439	2	2025-10-03	KING NICHOLE M	2CT *	0	6570	61600
345	1	2025-08-05	KING RUSSELL SR	1QC *	0	6570	61600
326	1	2025-07-23	HOGAN ALICIA ETAL	1CT *	0	6570	61600
400	1	2022-08-22	NICHOLS PHIL II	1AF *	0	6370	45030
610	1	1990-07-27		1WD	19000	0	19630

Year	Land	Bldg	Total	Net Tax
2022	2230	15760	17990	773.64
2021	2230	15760	17990	850.14

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			



525 N SIMON ST 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1053	101300
	Subtotal			101300
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Extra Features	7210
Floor/Hardwood	X	Total Value	108510
Floor/Carpet	X		
Number of Rooms	4	PUB PAVED ST/RD	
Bedrooms	2	PUB SIDEWALK	
Central Heat	A	Neighborhood:	
GRAV AIR		Code:	2500
Plumbing		Dwl/Gar/NC%	1.5000
Standard	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		1053		C	OLD/AV	108510	.55		73240
2	Garage		16X24	384		D	1958AV	7370	.65		3870
3	Lean-To		8X10	80		D	2017AV	510	.20		410

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		46.00	187	110	150	165	7590	7590

Call Back: Sign: PSN Date: 2015-09-10 Lister:

25-160074.0000-v082020R