LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-160124.0000 RES
A81 2026

sale

2023	BENSON LYNN ANN	2005-09-12
2024	SPEIDEL ENTERPRISES L	2023-02-17
2025	SPANGLER KIM	2024-11-01
2026	SPANGLER KIM	2024-11-01 JOHNSONS E PT OL 6
	520 N SIMON ST	1WD
		$70,000
	ADA OH 45810	

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

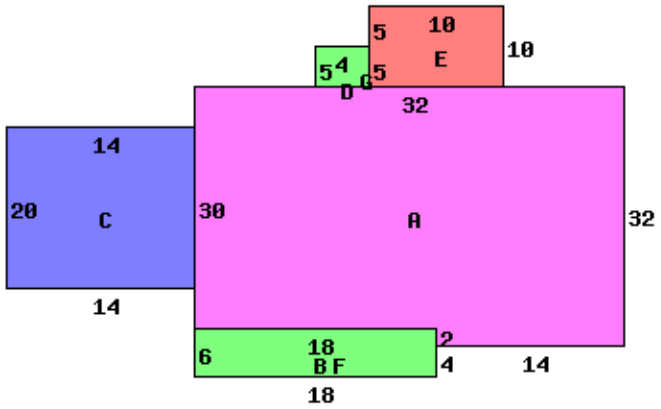
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	14400	14400	14400	14400		14400	16660	16660
Bldg100%	72030	72030	72030	72030		72030	90800	90790
Totl100%	86430t	86430t	86430t	86430t		86430t	107460t	107450t
Cauv100%								
Tax Value:								
Land 35%	5040	5040	5040	5040		5040	5830	5830
Bldg 35%	25210	25210	25210	25210		25210	31780	31780
Totl 35%	30250t	30250t	30250t	30250t		30250t	37610t	37610t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1153.94	1161.70	1174.76	1167.74	1174.76			
Sp-Asmnt	46.69	43.69	46.69	46.69				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		988		a	*MAIN
	CAN	P		108	860	b	PORCH
	F	G		280	6720	c	GRAGE
	CAN	P		20	160	d	PORCH
1	F/C	A		100		e	ADDTN
	STP	P		108	430	f	PORCH
	DK	P		20	300	g	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
484	1	2024-11-01	SPANGLER KIM	1WD		70000	14400	72030
58	1	2023-02-17	SPEIDEL ENTERPRISES LLC	1WD	*	0	14000	60110
341	2	2005-09-12	BENSON LYNN ANN	2CT	*	0	12460	52430
575	1	2001-11-08	BENSON TIMOTHY G & LYNN	1WD		68500	12460	44800
424	1	1999-07-27	TRACHSEL DEBRA K	1WD		55000	9340	37770
426	1	1999-07-26	GRUBBS PATRICA	1UN	*	0	9340	37770
908	0	1986-10-31			*	40000	0	36710

Year	Land	Bldg	Total	Net Tax
2022	4900	21040	25940	1139.58
2021	4900	21040	25940	1254.54

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		



520 N SIMON ST 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1088	104670
	Subtotal			104670
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	Air Conditioning	2010
Panelled Wall	X	Garages and Carports	6720
Floor/Carpet	X	Extra Features	2550
Floor/Tile-Lino	X	Total Value	115950
Number of Rooms	6		
Bedrooms	2	PUB PAVED ST/RD	
		PUB SIDEWALK	
Central Heat	A		
FORCED AIR		Neighborhood:	
Central A/C	A	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		1088		C-	1954AV	104360	.42		90790

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		119.00	130	93	150	140	16660	16660

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

25-160124.0000-v082020R