

LIBERTY TWP  
ADA CORP

00240

Hardin County, Ohio  
Michael T. Bacon, Auditor

25-200031.0000  
I55

RES  
2025

sale

|                            |                                     |
|----------------------------|-------------------------------------|
| 2022 WYSS FARM HOLDING LLC | 2012-07-03                          |
| 2023 WYSS FARM HOLDING LLC | 2012-07-03                          |
| 2024 WYSS FARM HOLDING LLC | 2012-07-03                          |
| 2025 WYSS FARM HOLDING LLC | 2012-07-03 PT HANSONS SUB 18 B .40A |
| 321 E LIMA AVE             | 1SH                                 |
| ADA OH 45810               | \$53,000                            |

Eff Rate:- 47.64 — 41.58 — 41.81 — 42.01 — a/r

|            |         |         |         |         |         |
|------------|---------|---------|---------|---------|---------|
| Tax Year   | 2022    | 2023    | 2024    | 2025    | CAMA    |
| Prop Cls   | 511     | 511     | 511     | 511     | 511     |
| Acres      | .4000   | .4000   | .4000   | .4000   |         |
| Land100%   | 22690   | 23800   | 23800   | 23800   | 23800   |
| Bldg100%   | 80860   | 99690   | 99690   | 99690   | 99680   |
| Totl100%   | 103540t | 123490t | 123490t | 123490t | 123480t |
| Cauv100%   |         |         |         |         |         |
| Tax Value: |         |         |         |         |         |
| Land 35%   | 7940    | 8330    | 8330    | 8330    | 8330    |
| Bldg 35%   | 28300   | 34890   | 34890   | 34890   | 34890   |
| Totl 35%   | 36240t  | 43220t  | 43220t  | 43220t  | 43220t  |
| Hmstd35%   |         |         |         |         |         |
| Owner 0c   |         |         |         |         |         |
| Hmstd RB   |         |         |         |         |         |
| Net Tax    | 1592.08 | 1648.68 | 1659.78 | 1668.42 |         |
| Sp-Asmnt   | 51.18   | 56.42   | 53.42   | 56.42   |         |

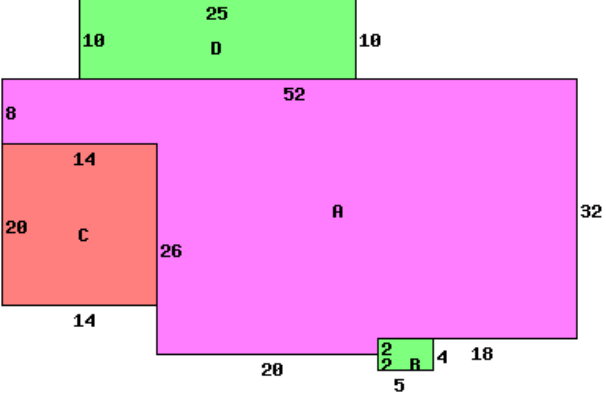
|      |      |      |      |       |       |   |       |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | a | *MAIN |
| 1    | F/C  | M    |      | 1368  |       | b | PORCH |
| 1    | STP  | P    |      | 20    | 80    | c | ADDTN |
|      | F    | A    |      | 280   |       | d | PORCH |
|      | CVP  | P    |      | 250   | 5750  |   |       |

| Sale# | #p | sale date  | To                       | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|--------------------------|---------------|--------|---------|---------|
| 294   | 1  | 2012-07-03 | WYSS FARM HOLDING LLC    | 1SH *         | 53000  | 11910   | 67800   |
| 117   | 1  | 1999-03-17 | COLE BRIAN K & CHRISTINE | 1WD           | 84500  | 10800   | 51400   |
| 473   | 1  | 1996-08-05 | PHILLIS RICHARD C & ROBI | 1WD           | 83500  | 10800   | 49800   |
| 605   | 1  | 1993-07-09 | KLOEPFER JAMES A         | 1WD           | 62000  | 0       | 47710   |
| 295   | 1  | 1993-03-24 | KLOEPFER JAMES A         | 1QC *         | 0      | 0       | 47710   |
| 216   | 1  | 1992-03-11 |                          | 1WD           | 59500  | 0       | 47710   |
| 982   | 1  | 1991-11-27 |                          | 1UN *         | 0      | 0       | 47710   |
| 942   | 0  | 1986-11-12 |                          | *             | 60000  | 0       | 46710   |

| Year | Land | Bldg  | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 7940 | 28300 | 36240 | 1752.66 |
| 2020 | 7940 | 28300 | 36240 | 1778.70 |

| 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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321 E LIMA AVE 45810

| Occupancy       | 1 Single Family | *DWELLING COMPUTATIONS |
|-----------------|-----------------|------------------------|
| Story Height    | 1               | Sq-Ft Value            |
| Floor Level     |                 | 1648 126440            |
| Shingle         | Main Subtotal   | 126440                 |
|                 | Roof            |                        |
|                 | 1 2 U A         |                        |
| Plaster/Drywall | X               | Fireplaces 2000        |
| Panelled Wall   | X               | Air Conditioning 2930  |
| Floor/Carpet    | X               | Extra Features 6550    |
| Floor/Tile-Lino | X               | Total Value 137920     |
| Number of Rooms | 4               |                        |
| Bedrooms        | 2               | PUB PAVED ST/RD        |
| Fireplace       |                 | Neighborhood:          |
| Openings        | 1               | Code: 2520             |
| Stacks          | 1               | Dwl/Gar/NC% 1.1900     |
| Central Heat    | A               |                        |
| FORCED AIR      |                 |                        |
| Central A/C     | A               |                        |
| Plumbing        |                 |                        |
| Standard        | 1               |                        |

| Bldg Type  | SHB+Cons | DixHt     | Area   | Unit  | Grade  | Blt/Renov | Replace  | Phy   | Fnc | True  |
|------------|----------|-----------|--------|-------|--------|-----------|----------|-------|-----|-------|
| 1 DWELLING | 1 F/C    | FtxFtx    | 1648   | Rate  |        | Cond      | Value    | Dpr   | Dpr | Value |
| 2 Shed     |          | 12X16     | 192    |       | C      | 1964AV    | 137920   | .40   |     | 98480 |
|            |          |           |        |       | D      | 2012AV    | 1840     | .35   |     | 1200  |
|            | acres/   | effective | depth  | depth | actual | effective | extended | true  |     |       |
| front lot  | frontage | frontage  | 100.00 | 175   | 108    | rate      | value    | value |     |       |
|            | 100.0000 | 100.00    |        |       | 220    | 238       | 23800    | 23800 |     |       |