LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-200180.0000 COM
I176 2026

sale

2023 A & B CAR WASH LLC	2012-11-09	
2024 A & B CAR WASH LLC	2012-11-09	
2025 A & B CAR WASH LLC	2012-11-09	
2026 A & B CAR WASH LLC	2012-11-09 PT NW 1/4 S27 .70A	
1104 S MAIN ST	1WD	
	$125,000	
ADA OH 45810		

Eff Rate:– 48.36 — 48.55 — 48.75 — 48.75 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	453	453	453	453	0	453	453	453
Acres	.7000	.7000	.7000	.7000	.7000			
Land100%	21000	21000	21000	21000		21000	25200	25200
Bldg100%	85090	85090	85090	85090		85090	102110	102100
Totl100%	106090t	106090t	106090t	106090t		106090t	127310t	127300t
Cauv100%								
Tax Value:								
Land 35%	7350	7350	7350	7350		7350	8820	8820
Bldg 35%	29780	29780	29780	29780		29780	35740	35740
Totl 35%	37130t	37130t	37130t	37130t		37130t	44560t	44560t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1795.70	1802.86	1810.24	1806.46	1810.24			
Sp-Asmnt	273.86	270.86	273.86	273.86				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
516	1	2012-11-09	A & B CAR WASH LLC	1WD	125000	21000	86200
204	1	2003-04-30	SUPER WASH LIM	1WD	228000	42000	81830

Year	Land	Bldg	Total	Net Tax
2022	7350	33330	40680	2085.14
2021	7350	33330	40680	2302.64

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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1104 S MAIN ST 45810

PUB ELECTRIC
PUB GAS
PRIV WATER
PRIV SEWER
PUB PAVED ST/RD

Neighborhood:

Code:	4444
Dwl/Gar/NC%	1.2000
lot/hmsite%	1.2000
res-ag:lnd%	1.2000
ag-t:c/p/w%	1.2000
ag-t:other%	1.2000
ag:outbldg%	1.2000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	CARWASH		26X78	2028	56.50	C	1997AV	95500	.15		97420
2	Paving			13000	1.80	C	1990AV	19500	.80		4680

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
site value	.7000							25200

Call Back: Sign: PSN Date: 2015-10-01 Lister: 25-200180.0000-v082020R