LIBERTY TWP
ADA CORP 00240

Hardin County, Ohio
Michael T. Bacon, Auditor

25-240070.0000 RES
J88 2026

sale

2023	MCSHANE MICHELLE D	2018-01-23
2024	MCSHANE MICHELLE D	2018-01-23
2025	MCSHANE MICHELLE D	2018-01-23
2026	MCSHANE MICHELLE D	2018-01-23 WESTWOOD HTS SUB DIV LOT
	915 CHRISTOPHER CIRCLE	1WD 28
		$120,000
	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%	20060	20060	20060	20060		20060	23090	23090
Bldg100%	112230	112230	112230	112230		112230	141510	141500
Totl100%	132290t	132290t	132290t	132290t		132290t	164600t	164590t
Cauv100%								
Tax Value:								
Land 35%	7020	7020	7020	7020		7020	8080	8080
Bldg 35%	39280	39280	39280	39280		39280	49530	49530
Totl 35%	46300t	46300t	46300t	46300t		46300t	57610t	57610t
Hmstd35%								
Owner Oc	39.74	39.54	39.72	39.48	39.72			
Hmstd RB								
Net Tax	1726.44	1738.54	1758.34	1747.84	1758.34			
Sp-Asmnt	387.20	375.12	369.02	369.02				

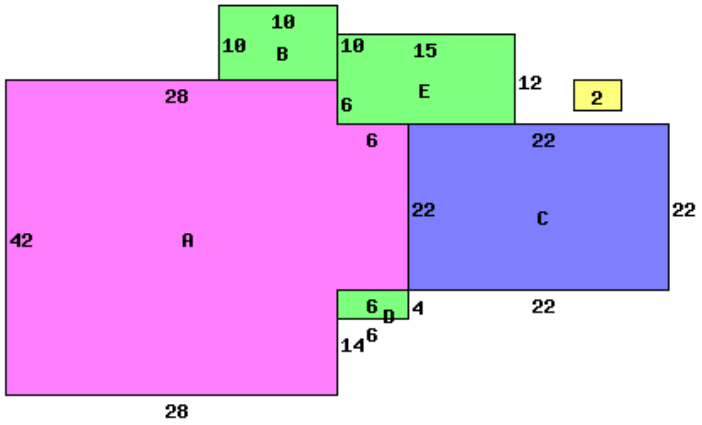
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1308		a	*MAIN
	PAT	P		100	300	b	PORCH
	F2	G		484	11620	c	GRAGE
	STP	P		24	100	d	PORCH
	EFP	P		180	7200	e	PORCH

1000 sq ft of cathedral ceiling

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
32	1	2018-01-23	MCSHANE MICHELLE D	1WD	120000	18230	84800
25	1	2013-01-18	MOSHER JASON B & JESS M	1WD	95000	10260	84430
437	1	2000-07-27	LANG SUZAN K	1FD	90000	10940	68630

Year	Land	Bldg	Total	Net Tax
2022	6700	30850	37550	1614.78
2021	6700	30850	37550	1774.46

	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			
602	ADA SIDEWALKS STREETS ADA CO	XA/2025			



915 CHRISTOPHER CIRCLE 45810

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1308	104840
	Subtotal			104840
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	Plumbing	2100
Floor/Carpet	X	Garages and Carports	11620
Number of Rooms	5	Extra Features	9840
Bedrooms	3	Total Value	128400
Central Heat	A	PUB PAVED ST/RD	
ELECTRIC			
Plumbing		Neighborhood:	
Standard	1	Code:	2510
Extra 3 Fixture	1	Dwl/Gar/NC%	1.4500

	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		1308		C	1976VG	128400	.24		141500
2	Shed	*NV	10X10	100			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		95.00	140	96	253	243	23090	23090

Call Back: Sign: PSN Date: 2015-10-02 Lister:

25-240070.0000-v082020R