DUDLEY TWP
KENTON SD 00100

Hardin County, Ohio
Michael T. Bacon, Auditor

10-150031.0000 AGR
D4.02 2026

sale

2023 BEACH BRIAN C	2012-06-12	
2024 BEACH BRIAN C	2012-06-12	
2025 BEACH BRIAN C	2012-06-12	
2026 BEACH BRIAN C	2012-06-12 10022	20.40A
CR 219	1QC	
	$0	

Orig Tax Year 2013
Parent: 10-150015.0000

2028 BEACH FARMS LLC	2026-09-01	
CR 219	1WD	

Eff Rate: – 45.71 — 48.08 — 47.49 — 47.49 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	110	110	110	110	0	110	110	110
Acres	20.8110	20.8110	20.8110	20.8110	20.8110			
Land100%	101060	101060	101060	101060		101060	146570	146560
Bldg100%				0				
Totl100%	101060t	101060t	101060t	101060t		101060t	146570t	146560t
Cauv100%	35910	35910	35910	35910		101060	146570	24710
Tax Value:								
Land 35%	12570	12570	12570	12570		12570	8650	51300
Bldg 35%								0
Totl 35%	12570t	12570t	12570t	12570t		12570t	8650t	51300t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	531.08	560.88	553.64	553.64	553.64			
Cauv Sav	1291.62	963.30	1017.36	1004.22				
Sp-Asmnt	2.67	9.02	9.02	9.02				

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
398	1	2026-09-01	BEACH FARMS LLC	1WD *	0	101060	0
231	1	2012-06-12	BEACH BRIAN C	1QC *	0	0	0
230	1	2012-06-12	BEACH BRIAN C	1QC *	0	0	0

Year	Land	Bldg	Total	Net Tax
2022	4890	0	4890	229.98
2021	4890	0	4890	231.46

project		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY	XA/2025			

CR 219

PUB PAVED ST/RD
Topo: ROLLING

Neighborhood:
Code: 1000
Dwl/Gar/NC% 1.6300

Tab #		SOIL	Acres	Mkt/Ac	Market	Au/Ac	Cauv
C 2	BOB	BLOUNT SILT LOAM, 2	6.6765	8370	55880	2230	14890
C 39	PM	PEWAMO SILTY CLAY L	2.0884	9410	19650	3450	7210
W 1	BOA	BLOUNT SILT LOAM 0-	4.1399	5230	21650	230	950
W 2	BOB	BLOUNT SILT LOAM, 2	2.1260	4540	9650	230	490
W 39	PM	PEWAMO SILTY CLAY L	5.1001	7790	39730	230	1170
980	ROAD	ROAD	.6801				
			20.811		146560	(100%)	24710
					51300	(35%)	8650

CAUV # 4800

Call Back: Sign: PSN Date: 2015-02-27 Lister:

10-150031.0000-v082020R