GOSHEN TWP
KENTON SD 00130

Hardin County, Ohio
Michael T. Bacon, Auditor

14-130006.0000 RES
D39 2026

sale

2023 HIJMA TYANN	2021-11-16	
2024 HIJMA TYANN	2021-11-16	
2025 HIJMA TYANN	2021-11-16	
2026 HIJMA TYANN	2021-11-16	PT NE4 NE4 S22 3.003A
21826 CR 100	1QC	
	$0	
KENTON OH 43326		

Eff Rate: – 44.77 — 47.15 — 46.85 — 46.85 — a/r

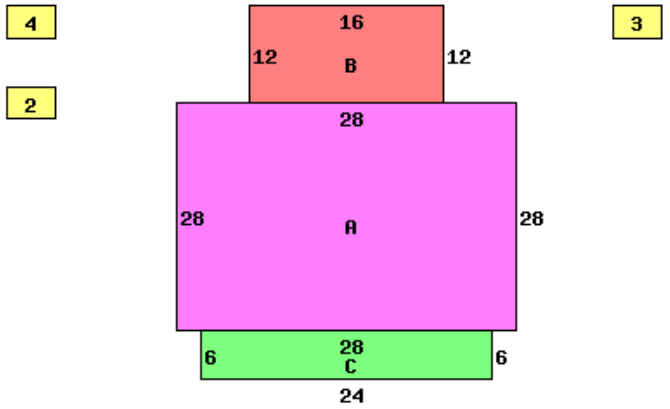
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.0030	3.0030	3.0030	3.0030	3.0030			
Land100%	25030	25030	25030	25030		25030	27260	27270
Bldg100%	98540	98540	98540	98540		98540	122060	122050
Totl100%	123570t	123570t	123570t	123570t		123570t	149310t	149320t
Cauv100%								
Tax Value:								
Land 35%	8760	8760	8760	8760		8760	9540	9540
Bldg 35%	34490	34490	34490	34490		34490	42720	42720
Totl 35%	43250t	43250t	43250t	43250t		43250t	52260t	52260t
Hmstd35%	38180	38180	38180	38180		38180	47200	
Owner Oc	34.00	33.96	33.86	33.86	33.86	hmstd 5250 l	32930 b	
Hmstd RB								
Net Tax	1748.26	1851.30	1839.00	1839.00	1839.00			
Sp-Asmnt	18.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
2 B	F	M		784		a	*MAIN
1	F/C	A		192		b	ADDTN
	EFP	P		144	5760	c	PORCH

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
503	1	2021-11-16	HIJMA TYANN	1QC	*	0	18600	90740
500	1	2016-11-07	HIJMA JOHANNES & TYANN	1SD		115000	16510	52800
388	4	2001-08-24	HEILMAN JAMES D	4AF	*	0	63970	53170
489	1	1995-06-07	HEILMAN JAMES D	1WD	*	0	41600	36000

Year	Land	Bldg	Total	Net Tax
2022	6510	31760	38270	1783.24
2021	6510	31760	38270	1789.72

project		ben acres	/ %	factor
500 HARDIN COUNTY LANDFILL	XA/2025			



21826 CR 100 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 2				
Floor Level	Main	FRAME	976	102460
	Full Upper	FRAME	784	57370
	Basement		784	14670
	Subtotal			174500
Metal	Roof	HIP		

	B	1	2	U	A
Plaster/Drywall		X	X		
Unfinished Wall	X				
Floor/Hardwood		X			
Floor/Pine			X		
Floor/Tile-Lino		X			
Number of Rooms	1	5	5		
Bedrooms			4		
Central Heat					A
HOT WATER					
Plumbing					
Standard		1			
Extra 2 Fixture		1			

Plumbing	1400
Extra Features	5760
Total Value	181660
PUB ELECTRIC	
PUB GAS	
PRIV WATER	
PRIV SEWER	
PUB PAVED ST/RD	
Neighborhood:	
Code:	1400
Dwl/Gar/NC%	1.5500

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2 B F		1760		C-	1908AV	163490	.55		114030
2	Flat Barn		44X60	2640		D	OLD/PR	25340	.80	.50	2530
3	Garage		16X30	480		D	OLD/PR	9220	.75		3570
4	Crib/Grana		24X40	960		D	OLD/PR	7680	.75		1920

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	2.0030				5000	5000	10020	10020

Call Back: Sign: PSN Date: 2015-05-14 Lister:

14-130006.0000-v082020R