GOSHEN TWP
KENTON SD 00130

Hardin County, Ohio
Michael T. Bacon, Auditor

14-180015.0000 RES
E28 2026

sale

2023 BEECHY SUSIE & TOBIAS	2015-04-08	
2024 BEECHY SUSIE & TOBIAS	2015-04-08	
2025 BEECHY SUSIE & TOBIAS	2015-04-08	
2026 BEECHY SUSIE & TOBIAS P	2015-04-08	PT W1/2 SW1/4 S 27 3.001A
21169 CR 120	1SD	
	$110,000	
KENTON OH 43326		

2028 BEECHY SUSIE & TOBIAS H	2026-09-28	
21169 CR 120	1SD	
KENTON OH 43326		

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

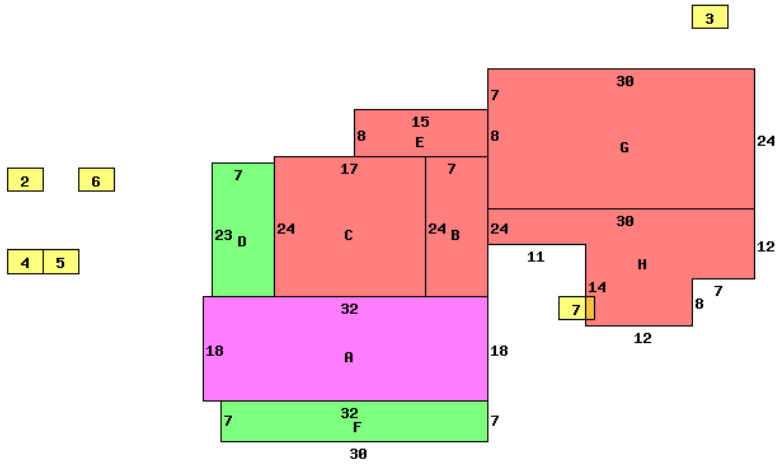
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.0000	3.0000	3.0000	3.0000	3.0000			
Land100%	23860	23860	23860	23860		23860	26110	26100
Bldg100%	117490	117490	117490	117490		117490	143770	143770
Totl100%	141340t	141340t	141340t	141340t		141340t	169890t	169870t
Cauv100%								
Tax Value:								
Land 35%	8350	8350	8350	8350		8350	9140	9140
Bldg 35%	41120	41120	41120	41120		41120	50320	50320
Totl 35%	49470t	49470t	49470t	49470t		49470t	59460t	59450t
Hmstd35%	42050	42050	42050	42050		42050	52040	
Owner Oc	37.44	37.40	37.30	37.30	37.30	hmstd 5250 l	36800 b	
Hmstd RB								
Net Tax	2001.16	2119.00	2104.92	2104.92	2104.92			
Sp-Asmnt	18.00	18.00	18.00	18.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		576		a	*MAIN
1	F/C	A		168		b	ADDTN
1T	F/C	A		408		c	ADDTN
	OFP	P		161	4830	d	PORCH
1	F/C	A		120		e	ADDTN
	OFP	P		210	6300	f	PORCH
1 B	F	A		720		g	ADDTN
1	F	A		390		h	ADDTN

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
455	1	2026-09-28	BEECHY SUSIE & TOBIAS H	1SD *	0	23860	117490
149	1	2015-04-08	BEECHY SUSIE & TOBIAS P M	1SD	110000	15800	59770
279	1	2002-06-04	OLSON RICHARD F & PEGGY	1WD	86000	12310	48030
912	1	1989-10-29		1WD	28000	0	27000

Year	Land	Bldg	Total	Net Tax
2022	6270	25320	31590	1473.52
2021	6270	25320	31590	1478.84

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



21169 CR 120 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	2382	157880
	Part Upper	FRAME	984	46000
	Basement		720	13610
	Subtotal			217490
Metal	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	X	
Floor/Pine	X	X	
Number of Rooms	6	3	
Bedrooms		3	

Heating	-4000
Plumbing	-3800
Extra Features	11130
Total Value	220820

PUB ELECTRIC
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	1T F/C		3366		D	1928GD	176660	.40	.20	131440
2	Crib/Grana	*SV 0	14X32	448			1948PR	200			200
3	Shed	*SV 0	22X40	880			1949PR	200			200
4	Flat Barn		40X40	1600		D	2015AV	15360	.25	.20	9220
5	P	CAN		704		D	2015AV	4510	.25	.20	2710
6	Shed	*NV	10X12	0			OLD/	0			0
7	Shed	*NV	8X10	0			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
homesite	1.0000				17250	17250	17250	17250
small acreage	1.7700				5000	5000	8850	8850
road	.2300							

Call Back: Sign: PSN Date: 2016-02-17 Lister: 14-180015.0000-v082020R