LYNN TWP
KENTON SD 00250

Hardin County, Ohio
Michael T. Bacon, Auditor

26-050034.0000 RES
D03 2026

sale

2023	BEAMAN BRENT C ETAL	2018-04-19
2024	BEAMAN BRENT C ETAL	2018-04-19
2025	BEAMAN BRENT C ETAL	2018-04-19
2026	BEAMAN BRENT C ETAL	2018-04-19 11067 4.675A
	11130 CR 130	1SD
		$175,000
	KENTON OH 43326	

Orig Tax Year 2001
Parent: 26-050026.0000

Eff Rate: – 43.90 — 46.27 — 45.98 — 45.98 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	511	511	511	511	0	511	511	511
Acres	3.2770	4.6750	4.6750	4.6750	4.6750			
Land100%	26400	30000	30000	30000		30000	32230	32240
Bldg100%	214600	214600	214600	214600		214600	264140	264130
Totl100%	241000t	244600t	244600t	244600t		244600t	296370t	296370t
Cauv100%								
Tax Value:								
Land 35%	9240	10500	10500	10500		10500	11280	11280
Bldg 35%	75110	75110	75110	75110		75110	92450	92450
Totl 35%	84350t	85610t	85610t	85610t		85610t	103730t	103730t
Hmstd35%	69680	69680	65320	65320		65320	81810	
Owner Oc	61.48	61.42	57.42	57.42	57.42	hmstd 5250 l	60070 b	
Hmstd RB								
Net Tax	3343.46	3598.22	3577.64	3577.64	3577.64			
Sp-Asmnt	36.13	77.40	77.41	77.41				

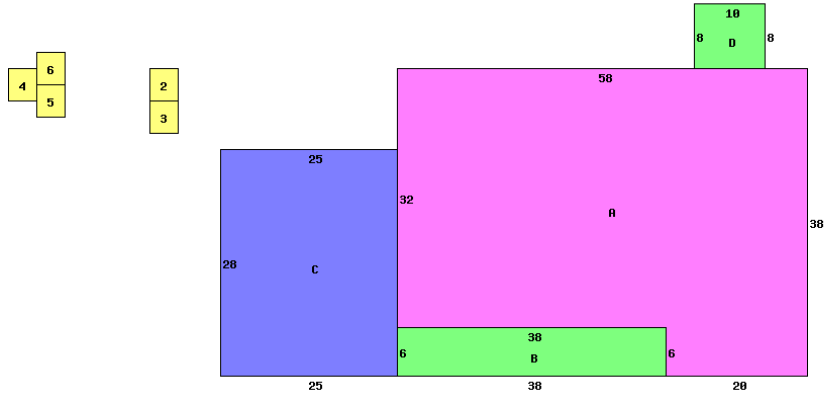
SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1 B	B	M		1976		a	*MAIN
	OFP	P		228	6840	b	PORCH
	B2	G		700	19600	c	GRAGE
	DK	P		80	1200	d	PORCH

#: 41 L/W
2024 DUPL COMBINED PARCELS
260500410000 1.398A

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
139	1	2018-04-19	BEAMAN BRENT C ETAL	1SD	*	175000	18830	136370
34	1	2018-01-29	BEAMAN BRENT C	1FD		175000	18830	136370
22	1	2018-01-29	DULIN DAVID W TRUSTEE	1AF	*	0	18830	136370
730	1	2000-12-19	DULIN JOSEPH W & MABEL L	1WD		180000	0	0

Year	Land	Bldg	Total	Net Tax
2022	6800	59860	66660	3000.46
2021	6800	55990	62790	2439.58

project			ben acres	/ %	factor
500	HARDIN COUNTY LANDFILL	XA/2025			
902	MAIN DISTRICT CONSERVANCY	XA/2025			
154	RUHLEN - SCIOTO RIVER	XA/2025			
160	PADEN #903 - SCIOTO RIVER	XA/2025			



11130 CR 130 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	BRICK	1976	149840
	Basement		1976	36420
	Subtotal			186260
Shingle	Roof	HIP		

B 1 2 U A

Plaster/Drywall	X	Air Conditioning	3500
Unfinished Wall	X	Plumbing	3500
Floor/Carpet	X	Garages and Carports	19600
Floor/Concrete	X	Extra Features	8040
Floor/Tile-Lino	X	Total Value	220900
Number of Rooms	1 5		
Bedrooms	2	PUB ELECTRIC	
		PRIV WATER	
Central Heat	A	PRIV SEWER	
GEO THERM		PUB PAVED ST/RD	
Central A/C	A		
Plumbing		Neighborhood:	
Standard	1	Code:	2600
Extra 3 Fixture	1	Dwl/Gar/NC%	1.4000
Extra 2 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 B B		1976		C	1976GD	220900	.30		216480
2	Garage	F	30X64	1920		C	1980AV	46080	.65		22580
3	P	OFP	11X64	704		D	1980AV	16900	.65		5920
4	Pole Build		24X48	1152		C	2020AV	13820	.15		11750
5	P	OFP	8X32	256		C	2020AV	7680	.15		6530
6	Lean-To		8X16	128		C	2020AV	1020	.15		870
7	POND	*		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	3.6750				5000	4080	14990	14990

Call Back: Sign: PSN Date: 2015-04-03 Lister: