

MARION TWP  
MCGUFFEY CORP

00290

Hardin County, Ohio  
Michael T. Bacon, Auditor

30-460004.0000  
C26

EXM  
2025

sale

2022 VILLAGE OF MCGUFFEY  
2023 VILLAGE OF MCGUFFEY  
2024 VILLAGE OF MCGUFFEY  
2025 VILLAGE OF MCGUFFEY  
120 W RAILROAD ST  
MCGUFFEY OH 45859

PT SE 1/4 14 .50A

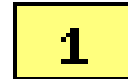
\$0

Eff Rate:- 44.43 — 48.27 — 46.99 — 47.32 — a/r

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	640	640	640	640	640
Acres	.5000	.5000	.5000	.5000	
Land100%	6000	6000	6000	6000	6000
Bldg100%	8600	8660	8660	8660	8670
Totl100%	14600t	14660t	14660t	14660t	14670t
Cauv100%					
Tax Value:					
Land 35%	2100	2100	2100	2100	2100
Bldg 35%	3010	3030	3030	3030	3030
Totl 35%	5110t	5130t	5130t	5130t	5130t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax					
Sp-Asmnt	4.61	4.61	14.97	14.97	

Year	Land	Bldg	Total	Net Tax
2021	2100	3010	5110	0.00
2020	2100	3010	5110	0.00

Project		ben acres	/	%	factor
902	MAIN DISTRICT CONSERVANCY				XA/2025
910	COTTONWOOD CONSERVANCY				XA/2025



120 W RAILROAD ST 45859

PUB PAVED ST/RD

Neighborhood:  
Code: 3000  
Dwl/Gar/NC% .8700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 Pole Build		75X42	3150	11.01	C	1990AV	34680	.75
		effective	depth	actual	effective	extended	value	true
site value	acres/	frontage	depth	factor	rate	value	value	value
	.5000					6000	6000	

Call Back: Sign: PSN Date: 2015-06-30 Lister:

30-460004.0000-v082020R