

MARION TWP
MCGUFFEY CORP

00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-460015.0000
C112

RES
2025

sale

Eff Rate:- 45.44 — 41.45 — 40.13 — 40.08 — a/r

2022 KRUMMRET DUANE R & TR	2021-08-20	
2023 KRUMMRET DUANE R & TR	2021-08-20	
2024 KRUMMRET DUANE R & TR	2021-08-20	
2025 KRUMMRET DUANE R & TREE	2021-08-20	PT SE 1/4 SE 1/4 14
311 W SOUTH		3QC
MCGUFFEY OH 45859	\$0	

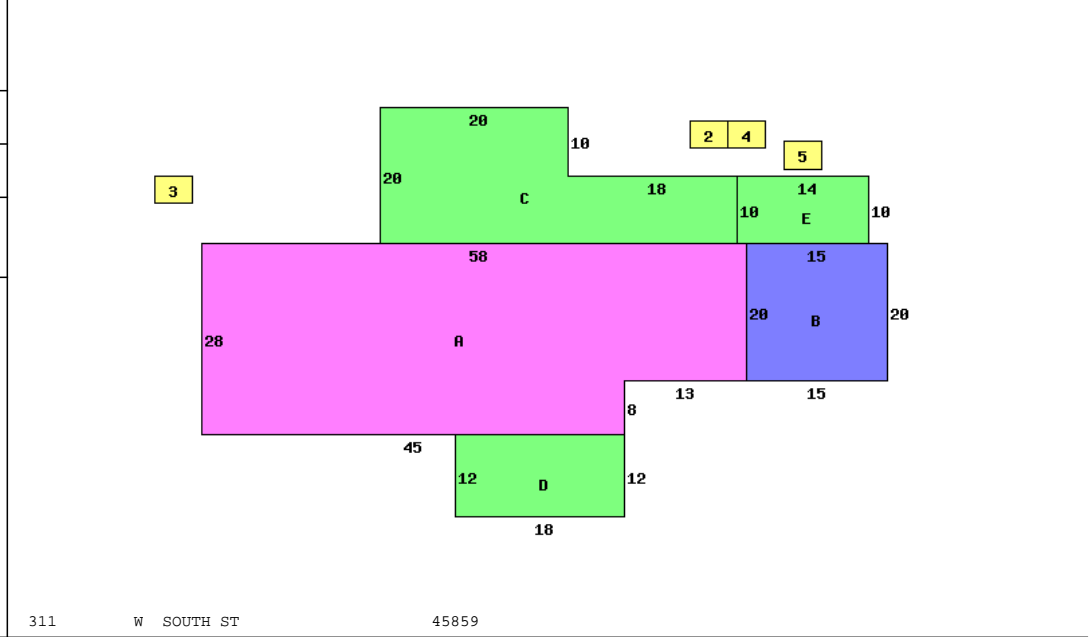
Tax Year	2022	2023	2024	2025	
Prop Cls	510	510	510	510	CAMA 510
Acres					
Land100%	5000	6600	6600	6600	6610
Bldg100%	65800	79430	79430	79430	79420
Totl100%	70800t	86030t	86030t	86030t	86030t
Cauv100%					
Tax Value:					
Land 35%	1750	2310	2310	2310	2310
Bldg 35%	23030	27800	27800	27800	27800
Totl 35%	24780t	30110t	30110t	30110t	30110t
Hmstd35%	24030	29190	29190	28880	
Owner Oc	25.74	26.00	24.74	24.48	hmstd 2310 l 26570 b
Hmstd RB					
Net Tax	994.02	1114.76	1081.44	1080.16	
Sp-Asmnt	96.51	111.97	136.69	136.69	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1520		a	*MAIN
	F	G		300	7200	b	GRAGE
	DK	P		580	8700	c	PORCH
	OPF	P		216	6480	d	PORCH
	FAT	P		140	420	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
362	3	2021-08-20	KRUMMREY DUANE R & TREENA	3QC *	0	5000	65800
23	3	2016-01-25	JORDAN TODD J & TREENA KR	3QC *	0	7200	63690

Year	Land	Bldg	Total	Net Tax
2021	1750	23030	24780	1049.36
2020	1750	23030	24780	1063.50

project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			XA/2025
910 COTTONWOOD CONSERVANCY			XA/2025
514 *MCGUFFEY LIGHTS			XV/2025
500 HARDIN COUNTY LANDFILL			XA/2025



Occupancy 1 Single Family		*DWELLING COMPUTATIONS
Story Height 1		Sq-Ft Value
Floor Level	Main	FRAME 1520 120050
	Subtotal	120050
Shingle	Roof	GABLE
Plaster/Drywall	X	Air Conditioning 2580
Panelled Wall	X	Garages and Carports 7200
Floor/Hardwood	X	Extra Features 15600
Number of Rooms	6	Total Value 145430
Bedrooms	3	
Central Heat	A	PUB ALLEY
Central A/C	A	Neighborhood: 3000
Plumbing		Code: Dwl/Gar/NC% .8700
Standard	1	

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 F/C	1520	Rate	Cond	Value	Dpr	Dpr	Value
2 Shop-Stud	CB 0	12X16		C	145430	.40		75910
3 Garage	F 0	12X20		C	2880	.65		1010
4 P	*SV RFX	12X16		D	4610	.60		1600
5 P	*SV PAT	14X24		OLD/	400			400
6				OLD/FR	500			500
7				OLD/	0			0
8				OLD/	0			0
front lot	acres/	effective	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	value	value	
		116.00	102	82	70	6610	6610	

Call Back: Sign: PSN Date: 2015-07-01 Lister: 30-460015.0000-v082020R