

MARION TWP
MCGUFFEY CORP

00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-460020.0000
C139

RES
2025

2022 CROHART FARMS LLC		2020-06-09	Tax Year		2022	2023	2024	2025	2025	CAMA
2023 HENSLEY FRED K		2022-01-13	Prop Cls		110	501	501	501	501	501
2024 HENSLEY FRED K		2022-01-13	Acres		1.2210	1.2210	1.2210	1.2210	1.2210	
2025 HENSLEY FRED K		2022-01-13 PT SE 1/4 14 1.221A	Land100%		8540	6110	6110	6110	6110	6110
W SOUTH ST		2WD	Bldg100%					0		
		\$37,000	Totl100%		8540t	6110t	6110t	6110t	6110t	6110t
			Cauv100%		2970	8540	8540	8540		
			Tax Value:							
			Land 35%		1040	2140	2140	2140	2140	2140
			Bldg 35%							0
			Totl 35%		1040t	2140t	2140t	2140t	2140t	2140t
			Hmstd35%							
			Owner Oc							
			Hmstd RB							
			Net Tax		42.80	331.80	78.60	78.50	78.50	
					80.24					
					9.30	12.49	19.59	19.59		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
27	2	2022-01-13	HENSLEY FRED K	2WD	37000	8540	0
237	2	2020-06-09	CROHART FARMS LLC	20C *	0	13310	35770
460	3	2012-01-19	CROWE W THOMAS & HART ANN	3CT *	0	11830	44060
Year	Land	Bldg	Total	Net Tax			
2021	1040	0	1040	45.18			
2020	1740	1890	3630	159.84			
p r o j e c t					ben acres	/ %	factor
902	MAIN DISTRICT CONSERVANCY			XA/2025			
910	COTTONWOOD CONSERVANCY			XA/2025			
514	*MCGUFFEY LIGHTS			XV/2025			

PUB PAVED ST/RD									
Neighborhood:		acres/	effective	depth	depth	actual	effective	extended	true
Code:		frontage	frontage		factor	rate	rate	value	value
Dwl/Gar/NC%	3000	1.2210	1.2210			5000	5000	6110	6110
small acreage									
Call Back:		Sign: PSN Date: 2015-07-01 Lister:							