

MARION TWP  
MCGUFFEY CORP

00290

Hardin County, Ohio  
Michael T. Bacon, Auditor

30-460036.0000  
A148

RES  
2025

sale

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

2022 HUNSICKER TAMARA & RE	2021-02-03
2023 HUNSICKER TAMARA & RE	2021-02-03
2024 RISNER GARY & JUDY	2023-05-03
2025 RISNER GARY & JUDY	2023-05-03 PT SE 1/4 SE 1/4 14
710 COURTRIGHT ST	1SD 1.00A
MCGUFFEY OH 45859	\$120,000

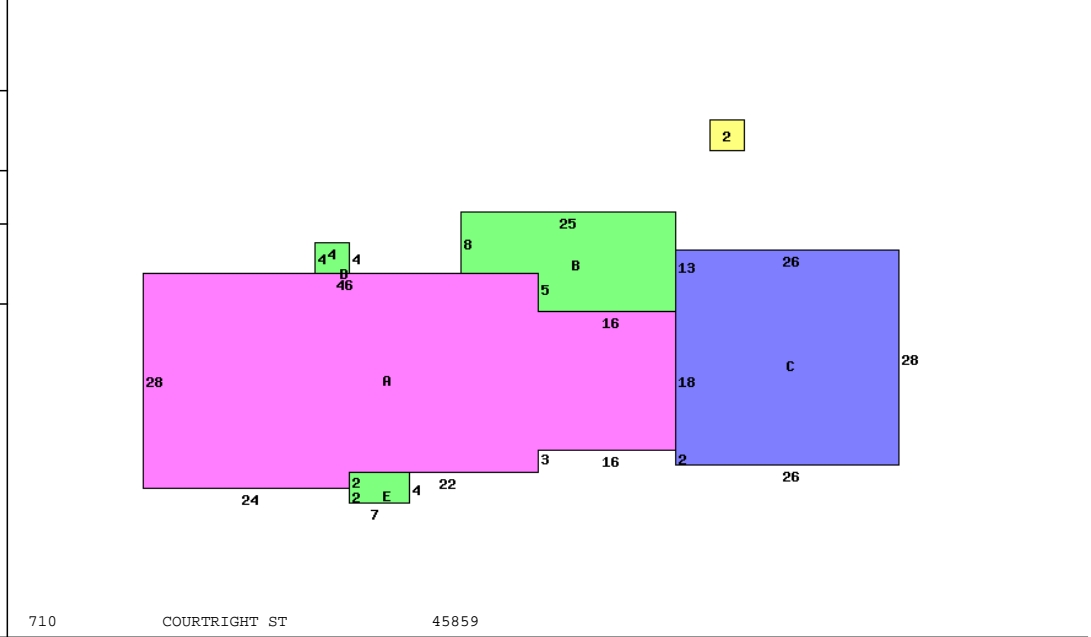
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	1.0000	1.0000	1.0000	1.0000	
Land100%	9770	13030	13030	13030	13020
Bldg100%	73370	88570	88570	88570	88580
Totl100%	83140t	101600t	101600t	101600t	101600t
Cauvl00%					
Tax Value:					
Land 35%	3420	4560	4560	4560	4560
Bldg 35%	25680	31000	31000	31000	31000
Totl 35%	29100t	35560t	35560t	35560t	35560t
Hmstd35%	27960			34280	
Owner Oc	29.96	30.54		29.06	
Hmstd RB					
Net Tax	1167.62	1316.70	1306.42	1275.54	
Sp-Asmnt	109.60	128.32	156.01	156.01	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
1	F/C	M		1532			
	EFP	P		280	11200	b	PORCH
	F2	G		728	17470	c	GRAGE
	STP	P		16	60	d	PORCH
	STP	P		28	110	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
161	1	2023-05-03	RISNER GARY & JUDY	1SD	120000	9770	73370
44	1	2021-02-03	HUNSICKER TAMARA & REX JO	1QC *	0	9770	73370
407	1	2018-10-12	JOHNSON KATHERINE J	1AF *	0	9310	59540
1085	1	1992-11-24		1QC *	0	0	43110

Year	Land	Bldg	Total	Net Tax
2021	3420	25680	29100	862.34
2020	3420	25680	29100	873.96

Project	ben acres	%	factor
902 MAIN DISTRICT CONSERVANCY			
910 COTTONWOOD CONSERVANCY			
514 *MCGUFFEY LIGHTS			
500 HARDIN COUNTY LANDFILL			



Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 1	Sq-Ft Value
Floor Level	1532 121000
Shingle	Roof 121000
Plaster/Drywall	D 2600
Floor/Carpet	X 2100
Number of Rooms	6 17470
Bedrooms	3 11730
Central Heat	A 154900
FORCED AIR	PUB PAVED ST/RD
Central A/C	A
Plumbing	Neighborhood:
Standard	Code: 3000
Extra 3 Fixture	1 Dwl/Gar/NC% .8700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Phy	Fnc	True
1 DWELLING	1 F/C	20X22	1532	C	1956GD	154900	.37 84900
2 Garage			440	C	1994AV	10560	.60 3680
front lot	acres/	effective	depth	actual	effective	extended	true
	frontage	frontage	depth	rate	rate	value	value
front lot	154.9100	150.00	290	120	70	84	12600
front lot		5.00	290	120	70	84	420

Call Back:	Sign: PSN Date: 2015-05-08	Lister:	30-460036.0000-v082020R
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