

MARION TWP
MCGUFFEY CORP

00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-480052.0000
A41

RES
2025

sale

2022 HOPKINS RYAN L & JOLE
2023 HOPKINS RYAN L & JOLE
2024 PRATER JOSHUA M
2025 HILLIARD DAVID W & LISA
ELM ST

2021-06-18
2021-06-18
2023-03-06
2024-05-22 MC GUFFEYS 2ND 24
2WD
\$12,000

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

Tax Year 2022 2023 2024 2025
Prop Cls 500 500 500 500
Acres
Land100% 1740 2310 2310 2310
Bldg100% 0
Totl100% 1740t 2310t 2310t 2310t
Cauv100%
Tax Value:
Land 35% 610 810 810 810
Bldg 35%
Totl 35% 610t 810t 810t 810t
Hmstd35%
Owner 0c
Hmstd RB
Net Tax 25.10 30.70 29.76 29.72
Sp-Asmnt 5.85 6.43 14.88 14.88

CAMA
500
2310
2310t

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
197	2	2024-05-22	HILLIARD DAVID W & LISA L	2WD	12000	2310	0
85	2	2023-03-06	PRATER JOSHUA M	2SD	7500	1740	0
273	2	2021-06-18	HOPKINS RYAN L & JOLENE E	2WD	6000	1740	0
104	4	2002-03-04	VANHOOSE TONY	4WD	45000	2540	0
Year	Land	Bldg	Total	Net Tax			
2021	610	0	610	26.50			
2020	610	0	610	26.86			
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			

ELM ST

PUB ALLEY

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

acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	33.00	150	100	70	70	2310	2310

Call Back: Sign: PSN Date: 2015-05-08 Lister: 30-480052.0000-v082020R