

MARION TWP
MCGUFFEY CORP

00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-480078.0000
A18

RES
2025

sale

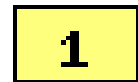
2022 BENJI LLC	2021-04-13
2023 BENJI LLC	2021-04-13
2024 BENJI LLC	2021-04-13
2025 BENJI LLC	2021-04-13
PAMELIA REAR	2021-04-13 MC GUFFEYS 1ST W PT 7
	3WD
	\$25,050

Eff Rate:-	45.44	41.45	40.13	40.08	a/r
Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	599	599	599	599	599
Acres					
Land100%	630	600	600	600	610
Bldg100%	1000	1000	1000	1000	1000
Totl100%	1630t	1600t	1600t	1600t	1610t
Cauvl00%					
Tax Value:					
Land 35%	220	210	210	210	210
Bldg 35%	350	350	350	350	350
Totl 35%	570t	560t	560t	560t	560t
Hmstd35%					
Owner Oc					
Hmstd RB					
Net Tax	23.46	21.20	20.58	20.54	
Sp-Asmnt	5.72	5.69	13.98	13.98	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
135	3	2021-04-13	BENJI LLC	3WD	25050	630	1000
363	3	2014-07-11	CLAY HARRY	3CT *	0	860	1000

Year	Land	Bldg	Total	Net Tax
2021	220	350	570	24.76
2020	220	350	570	25.08

Project	ben acres	/	%	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
910 COTTONWOOD CONSERVANCY				XA/2025
514 *MCGUFFEY LIGHTS				XV/2025



PAMELIA ST REAR

PUB ALLEY

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

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True	
1 STOR/LOFT	*SV 0	30X48	1440	Grade	Cond	Value	Dpr	Dpr	Value
				OLD/FR	1000				1000
rear lot	acres/	effective	depth	depth	actual	effective	extended	true	
	frontage	frontage	depth	factor	rate	rate	value	value	
		47.00	48	52	25	13	610	610	

Call Back:

Sign: PSN Date: 2015-05-08 Lister:

30-480078.0000-v082020R