

MARION TWP  
MCGUFFEY CORP

00290

Hardin County, Ohio  
Michael T. Bacon, Auditor

30-490003.0000  
C10

RES  
2025

sale

2022 CURL DUANE BRIAN JR &	2019-10-09	
2023 CURL DUANE BRIAN JR &	2019-10-09	
2024 CURL DUANE BRIAN JR &	2019-10-09	
2025 CURL DUANE BRIAN JR & H W RAILROAD ST	2019-10-09	JOHN MC GUFFEYS 3 5WD \$0

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%	2770	3740	3740	3740	3730
Bldg100%	5400	9060	9060	9060	7890
Totl100%	8170t	12800t	12800t	12800t	11620t
Cauvl00%					
Tax Value:					
Land 35%	970	1310	1310	1310	1310
Bldg 35%	1890	3170	3170	3170	2760
Totl 35%	2860t	4480t	4480t	4480t	4070t
Hmstd35%					
Owner Oc	3.06	4.00	3.80	3.80	
Hmstd RB					
Net Tax	114.64	165.74	160.80	160.56	
Sp-Asmnt	12.63	17.33	27.59	27.59	

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:blgd
378	5	2019-10-09	CURL DUANE BRIAN JR & HEA	5WD *	0	2660	5400
639	5	2000-11-01	MILLER MICHAEL W	5WD	72000	3170	58710
417	5	2000-10-06	CONLEY MERIT MICHAEL	5QC *	0	3170	58710
604	0	1986-08-01			11500	0	1910

Year	Land	Bldg	Total	Net Tax
2021	970	1890	2860	121.02
2020	970	1890	2860	122.64

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

**1**

W RAILROAD ST 45812

PUB PAVED ST/RD  
Neighborhood:  
Code: 3000  
Dwl/Gar/NC% .8700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 Garage	F	35X24	840	C	1998AV	20160	7890
		effective	depth	actual	effective	extended	true
front lot	54.1300	54.00	144	98	70	69	3730

Call Back: Sign: PSN Date: 2015-06-29 Lister: 30-490003.0000-v082020R