MARION TWP
MCGUFFEY CORP 00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-490008.0000 RES
C133 2026

sale

2023 JOHNS PEGGY L & ROSE	2009-06-30	
2024 JOHNS PEGGY L & ROSE	2009-06-30	
2025 HASTINGS BRIAN	2024-08-09	
2026 HASTINGS BRIAN	2024-08-09	BEAMANS 23
WEST	4EX	
	$60,000	

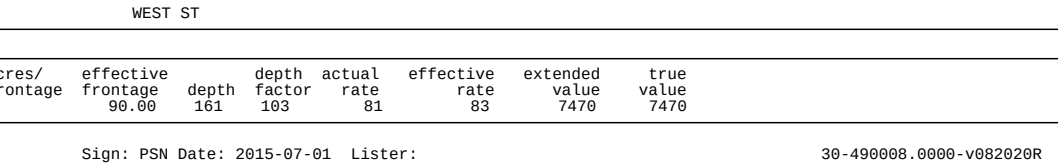
Eff Rate: – 41.45 — 40.13 — 40.08 — 40.08 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	500	500	500	500	0	500	500	500
Acres								
Land100%	6490	6490	6490	6490		6490	7460	7470
Bldg100%				0				
Totl100%	6490t	6490t	6490t	6490t		6490t	7460t	7470t
Cauv100%								
Tax Value:								
Land 35%	2270	2270	2270	2270		2270	2610	2610
Bldg 35%								0
Totl 35%	2270t	2270t	2270t	2270t		2270t	2610t	2610t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	86.02	83.40	83.28	83.28	83.28			
Sp-Asmnt	10.78	19.90	19.90	19.90				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
332	4	2024-08-09	HASTINGS BRIAN	4EX		60000	6490	0
262	5	2009-06-30	JOHNS PEGGY L & ROSE M	4FD	*	53000	7340	0
211	4	2003-04-30	CONLEY SADA	4AF	*	0	6310	0
97	4	2001-02-09	CONLEY MERIT & SADA	4SD	*	0	6260	0

Year	Land	Bldg	Total	Net Tax
2022	1720	0	1720	70.78
2021	1720	0	1720	74.72

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



PUB ALLEY

Neighborhood:
Code: 3000
Dwl/Gar/NC% 1.0500

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		90.00	161	103	81	83	7470	7470

Call Back: Sign: PSN Date: 2015-07-01 Lister:

30-490008.0000-v082020R