MARION TWP
MCGUFFEY CORP 00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-490023.0000 RES
C119 2026

sale

2023	HOLLIS DEVIN D	2020-09-24
2024	HOLLIS DEVIN D	2020-09-24
2025	HOLLIS DEVIN D	2020-09-24
2026	HOLLIS DEVIN D	2020-09-24 BEAMANS 9
	214 WEST	1WD
		$42,500
	MCGUFFEY OH 45859	

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

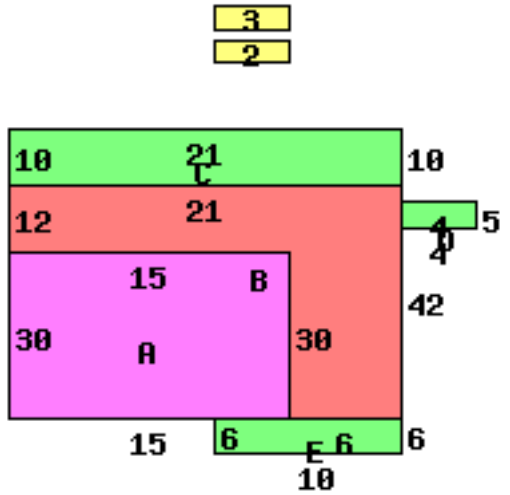
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	4370	4370	4370	4370		4370	5030	5020
Bldg100%	40460	40460	40460	40460		40460	48800	48810
Totl100%	44830t	44830t	44830t	44830t		44830t	53830t	53830t
Cauv100%								
Tax Value:								
Land 35%	1530	1530	1530	1530		1530	1760	1760
Bldg 35%	14160	14160	14160	14160		14160	17080	17080
Totl 35%	15690t	15690t	15690t	15690t		15690t	18840t	18840t
Hmstd35%								
Owner Oc			13.30	13.30	13.30			
Hmstd RB								
Net Tax	594.42	576.42	562.32	562.32	562.32			
Sp-Asmnt	69.03	84.58	84.58	84.58				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1T	F/C	M		450		a	*MAIN
1	F/C	A		432		b	ADDTN
	PAT	P		210	630	c	PORCH
	STP	P		20	80	d	PORCH
	STP	P		60	240	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
429	1	2020-09-24	HOLLIS DEVIN D	1WD	42500	3140	33570
238	1	2017-05-25	VERMILLION BRANDON D & AL	1SD	36000	4710	34970
317	1	2003-07-02	JORDAN MARGERY R	1CT *	0	4200	33540

Year	Land	Bldg	Total	Net Tax
2022	1150	14740	15890	653.94
2021	1150	14740	15890	690.34

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



214 WEST ST 45859

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1T				
Floor Level	Main	FRAME	882	100530
	Part Upper	FRAME	450	29810
	Subtotal			130340
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	X	X	Air Conditioning	2460
Panelled Wall	X		Extra Features	950
Floor/Carpet	X	X	Total Value	133750
Number of Rooms	4	2		
Bedrooms		2	PUB ALLEY	
Central Heat	A		Neighborhood:	
FORCED AIR			Code:	3000
Central A/C	A		Dwl/Gar/NC%	1.0500
Plumbing				
Standard	1			

	Bldg Type	SHB+	Cons	DixHt	FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	2	F/C			1332		C-	OLD/FR	120380	.65		44240
2	Garage				24X24	576		C-	1978AV	12440	.65		4570
3	Shed	*PP	0		8X12	72			OLD/	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot		54.00	221	115	81	93	5020	5020

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

30-490023.0000-v082020R