

MARION TWP
MCGUFFEY CORP

00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-490032.0000
C116

RES
2025

sale

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

| | |
|-----------------------|---------------------------------|
| 2022 SHADLEY DENNIS F | 2006-05-15 |
| 2023 SHADLEY DENNIS F | 2006-05-15 |
| 2024 SHADLEY DENNIS F | 2006-05-15 |
| 2025 SHADLEY DENNIS F | 2006-05-15 |
| 2025 SHADLEY DENNIS F | 2006-05-15 BEAMANS ADD PT 4 & 5 |
| 222 & 226 WEST ST | 1WD |
| MCGUFFEY OH 45859 | \$0 |

| | | | | | |
|------------|--------|--------|--------|--------|--------|
| Tax Year | 2022 | 2023 | 2024 | 2025 | CAMA |
| Prop Cls | 560 | 560 | 560 | 560 | 560 |
| Acres | | | | | |
| Land100% | 2830 | 3740 | 3740 | 3740 | 3750 |
| Bldg100% | 36830 | 61860 | 61860 | 61860 | 61860 |
| Totl100% | 39660t | 65600t | 65600t | 65600t | 65610t |
| Cauv100% | | | | | |
| Tax Value: | | | | | |
| Land 35% | 990 | 1310 | 1310 | 1310 | 1310 |
| Bldg 35% | 12890 | 21650 | 21650 | 21650 | 21650 |
| Totl 35% | 13880t | 22960t | 22960t | 22960t | 22960t |
| Hmstd35% | | | | | |
| Owner Oc | 14.88 | 20.46 | 19.46 | 19.46 | |
| Hmstd RB | 350.72 | 339.26 | 351.74 | 363.80 | |
| Net Tax | 205.60 | 510.16 | 472.30 | 459.08 | |
| Sp-Asmnt | 66.97 | 93.29 | 110.09 | 110.09 | |

Orig Tax Year 1998
Parent: 30-490026.0000

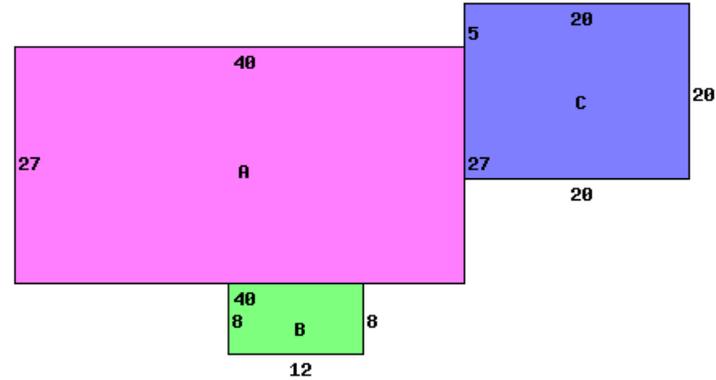
| | | | | | | | |
|------|------|------|------|-------|-------|---|-------|
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
| 1 | F/C | M | | 1080 | | a | *MAIN |
| | WDDK | P | | 96 | 1440 | b | PORCH |
| | F | G | | 400 | 9600 | c | GRAGE |

#: 33 L/W
304900330000

| Sale# | #p | sale date | To | Type/Invalid? | Sale\$ | co:land | co:blgd |
|-------|----|------------|-------------------------|---------------|--------|---------|---------|
| 216 | 1 | 2006-05-15 | SHADLEY DENNIS F | 1WD * | 0 | 3970 | 46860 |
| 505 | 1 | 2004-08-13 | MULLENAX CHARLES E JR & | 1WD | 57000 | 3600 | 49710 |
| 151 | 1 | 1997-03-26 | MENTZER VIRGINIA L | 1WD | 5000 | 0 | 0 |

| Year | Land | Bldg | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 990 | 12890 | 13880 | 217.02 |
| 2020 | 990 | 12890 | 13880 | 219.96 |

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



222 WEST ST 45859

| | | |
|--------------------------------|------------------------|---------------------------|
| Occupancy 4 M/H on Real Estate | *DWELLING COMPUTATIONS | |
| Story Height 1 | Sq-Ft | Value |
| Floor Level | Main | FRAME 1080 103900 |
| Shingle | Subtotal | 103900 |
| | Roof | GABLE |
| Plaster/Drywall | X | Air Conditioning 2000 |
| Floor/Carpet | X | Garages and Carports 9600 |
| Floor/Tile-Lino | X | Extra Features 1440 |
| Number of Rooms | 4 | Total Value 116940 |
| Bedrooms | 2 | |
| Central Heat | A | Neighborhood: |
| FORCED AIR | | Code: 3000 |
| Central A/C | A | Dwl/Gar/NC% .8700 |
| Plumbing | | |
| Standard | 1 | |

| Bldg Type | SHB+Cons | DixHt | Area | Unit | Grade | Blt/Renov | Replace | Phy | Fnc | True |
|-----------|----------|-----------|--------|-------|--------|-----------|----------|-------|-------|-------|
| 1 MH/REAL | 1 F/C | 27X40 | 1080 | | MHD | 1996AV | 93550 | .24 | Dpr | 61860 |
| front lot | acres/ | effective | depth | depth | actual | effective | extended | true | value | value |
| | frontage | frontage | factor | rate | rate | rate | value | value | | |
| | | 75.00 | 75 | 71 | 70 | 50 | 3750 | 3750 | | |

Call Back:

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

30-490032.0000-v082020R