MARION TWP
MCGUFFEY CORP 00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-500035.0000 RES
C91 2026

## sale

| | | |
|---|---|---|
| 2023 | KRUMMREY WESLEY D | 2018-08-07 |
| 2024 | KRUMMREY WESLEY D | 2018-08-07 |
| 2025 | KRUMMREY WESLEY D | 2018-08-07 |
| 2026 | KRUMMREY WESLEY D | 2018-08-07 MC GUFFEYS HRS 2ND 5 |
| | 208 HUNSICKER ST | 3WD |
| | | $59,090 |
| | MCGUFFEY OH 45859 | |

| | | |
|---|---|---|
| 2027 | KRUMMREY WESLEY D | 2025-03-04 |
| | 208 HUNSICKER ST | 3QC |
| | 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% | 2570 | 2570 | 2570 | 2570 | | 2570 | 2970 | 2970 |
| Bldg100% | 65310 | 65310 | 65310 | 65310 | | 65310 | 78830 | 78820 |
| Totl100% | 67890t | 67890t | 67890t | 67890t | | 67890t | 81800t | 81790t |
| Cauv100% | | | | | | | | |
| Tax Value: | | | | | | | | |
| Land 35% | 900 | 900 | 900 | 900 | | 900 | 1040 | 1040 |
| Bldg 35% | 22860 | 22860 | 22860 | 22860 | | 22860 | 27590 | 27590 |
| Totl 35% | 23760t | 23760t | 23760t | 23760t | | 23760t | 28630t | 28630t |
| Hmstd35% | | | | | | | | |
| Owner Oc | | | | | | | | |
| Hmstd RB | | | | | | | | |
| Net Tax | 900.20 | 872.90 | 871.70 | 871.70 | 871.70 | | | |
| Sp-Asmnt | 92.84 | 113.57 | 113.57 | 113.57 | | | | |

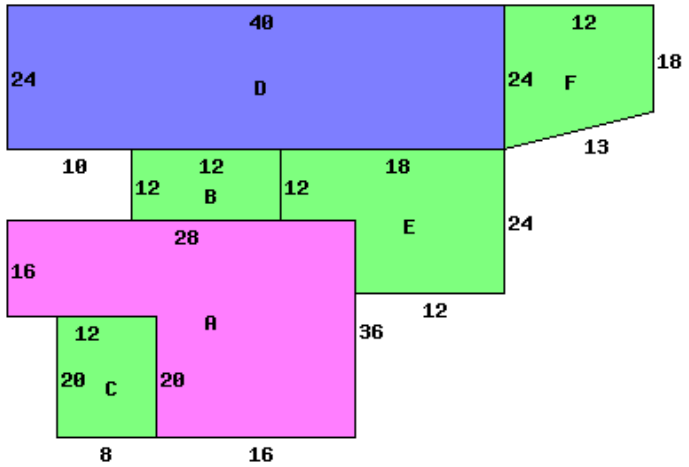
| SHB+ | CONS | TYPE | FACT | SQ-FT | VALUE | | |
|---|---|---|---|---|---|---|---|
| 1H | F/C | M | | 768 | | a | *MAIN |
| | EBW | P | | 144 | 5760 | b | PORCH |
| | OFP | P | | 160 | 4800 | c | PORCH |
| | F | G | | 960 | 23040 | d | GRAGE |
| | PAT | P | | 360 | 1080 | e | PORCH |
| | PAT | P | | 252 | 760 | f | PORCH |

ASSOC. 05.2-04 -50 -073

| Sale# | #p | sale date | To | Type/Invalid? | | Sale$ | co:land | co:bldg |
|---|---|---|---|---|---|---|---|---|
| 93 | 3 | 2025-03-04 | KRUMMREY WESLEY D | 3QC | * | 0 | 2570 | 65310 |
| 383 | 3 | 2018-08-07 | KRUMMREY WESLEY D | 3WD | | 59090 | 1860 | 41910 |
| 384 | 3 | 2016-09-01 | ROBIRDS RICHARD E & DEBRA | 3WD | | 55000 | 2800 | 32510 |
| 464 | 3 | 2012-10-05 | ROLSTON LOGAN W | 3WD | | 37200 | 2800 | 32510 |
| 388 | 3 | 2010-08-17 | OGLESBEE LUKE W | 3WD | * | 28000 | 2710 | 41140 |
| 113 | 3 | 2010-03-25 | HONDA FEDERAL CREDIT UNIO | 3SH | * | 31333 | 2710 | 41140 |
| 135 | 3 | 2003-03-20 | ZUVER TONY M & ROBIN D | 3WD | * | 0 | 2340 | 36600 |
| 548 | 3 | 1999-09-17 | ZUVER TONY M | 3WD | | 40000 | 2800 | 26710 |
| 302 | 1 | 1992-04-06 | | 1UN | * | 10000 | 0 | 18910 |
| 725 | 0 | 1985-10-16 | | | * | 0 | 0 | 20310 |

| Year | Land | Bldg | Total | Net Tax |
|---|---|---|---|---|
| 2022 | 680 | 18570 | 19250 | 792.22 |
| 2021 | 680 | 18570 | 19250 | 836.32 |

| 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 | | | |




208 HUNSICKER ST 45859

Occupancy 1 Single Family

| | | | *DWELLING COMPUTATIONS Sq-Ft | Value |
|---|---|---|---|---|
| Story Height 1H | | | | |
| Floor Level | Main | FRAME | 768 | 93840 |
| | Part Upper | FRAME | 768 | 34770 |
| | Subtotal | | | 128610 |
| Shingle | Roof | GABLE | | |

B 1 2 U A

| | | | | |
|---|---|---|---|---|
| Plaster/Drywall | X | X | Air Conditioning | 2760 |
| Floor/Pine | X | X | Garages and Carports | 23040 |
| Floor/Carpet | X | | Extra Features | 12400 |
| Number of Rooms | 5 | 2 | Total Value | 166810 |
| Bedrooms | 1 | 2 | | |
| | | | PUB ALLEY | |
| Central Heat | A | | | |
| FORCED AIR | | | Neighborhood: | |
| Central A/C | A | | Code: | 3000 |
| Plumbing | | | Dwl/Gar/NC% | 1.0500 |
| 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 | 1H F/C | | 1536 | | C | OLD/AV | 166810 | .55 | | 78820 |

| | acres/ frontage | effective frontage | depth | depth factor | actual rate | effective rate | extended value | true value |
|---|---|---|---|---|---|---|---|---|
| front lot | | 45.00 | 102 | 82 | 81 | 66 | 2970 | 2970 |

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

30-500035.0000-v082020R