

MARION TWP
MCGUFFEY CORP

00290

Hardin County, Ohio
Michael T. Bacon, Auditor

30-500047.0000
C76

RES
2025

sale

2022 PRATER DEBORAH	2021-08-27
2023 PRATER DEBORAH	2021-08-27
2024 PRATER DEBORAH	2021-08-27
2025 PRATER DEBORAH	2021-08-27 MC GUFFEYS HRS 1ST 15
201 HUNSICKER	2CT
MCGUFFEY OH 45859	\$0

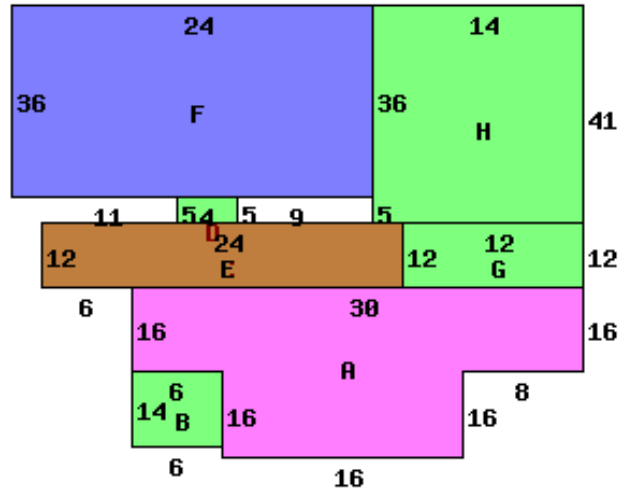
Eff Rate:-	45.44	41.45	40.13	40.08	a/r
Tax Year	2022	2023	2024	2025	2025
Prop Cls	510	510	510	510	510
Acres					
Land100%	2630	3510	3510	3510	3510
Bldg100%	56860	78060	78060	78060	78060
Totl100%	59490t	81570t	81570t	81570t	81570t
Cauv100%					
Tax Value:					
Land 35%	920	1230	1230	1230	1230
Bldg 35%	19900	27320	27320	27320	27320
Totl 35%	20820t	28550t	28550t	28550t	28550t
Hmstd35%					
Owner Oc	22.30	25.44	24.20	24.20	24.20
Hmstd RB					
Net Tax	834.52	1056.22	1024.68	1023.22	1023.22
Sp-Asmnt	84.40	28.11	129.60	129.60	

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE	a	*MAIN
2	F/C	M		736		b	PORCH
	OFF	P		84	2520	c	PORCH
	EFP2	P		288	11520	d	PORCH
1	OBW	P		20	600	e	ADDTN
	F/C	A		288		f	GRAGE
	F2	G		864	20740	g	PORCH
	PAT	P		144	430	h	PORCH
	PAT	P		574	1720		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
378	2	2021-08-27	PRATER DEBORAH	2CT *	0	2630	56860
853	0	1986-10-16		*	16500	0	19000

Year	Land	Bldg	Total	Net Tax
2021	920	19900	20820	880.96
2020	920	19900	20820	892.84

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



201 HUNSICKER ST 45859

Occupancy 1 Single Family	*DWELLING COMPUTATIONS
Story Height 2	Sq-Ft Value
Floor Level	
Main	FRAME 1024 103070
Full Upper	FRAME 736 55570
Subtotal	158640
Shingle	Roof HIP
B 1 2 U A	
Plaster/Drywall	X X Air Conditioning 1790
Floor/Carpet	X X Plumbing 1400
Number of Rooms	4 3 Garages and Carports 20740
Bedrooms	3 Extra Features 16790
	Total Value 199360
Central Heat	A PUB ALLEY
FORCED AIR	
Central A/C	X
Plumbing	Neighborhood:
Standard	1 Code: 3000
Extra 2 Fixture	1 Dwl/Gar/NC% .8700

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy Fnc	True
1 DWELLING	2 F/C	FtxFt	Area	Grade	Cond	Value Dpr Dpr	Value
		1760		C	1889AV	199360 .55	78050
front lot	acres/	effective	depth	depth	effective	extended	true
	frontage	frontage	depth	factor	rate	value	value
		50.00	150	100	70	3500	3500

Call Back:

Sign: PSN Date: 2015-06-30 Lister:

30-500047.0000-v082020R