

MARION TWP
MCGUFFEY CORP

00290

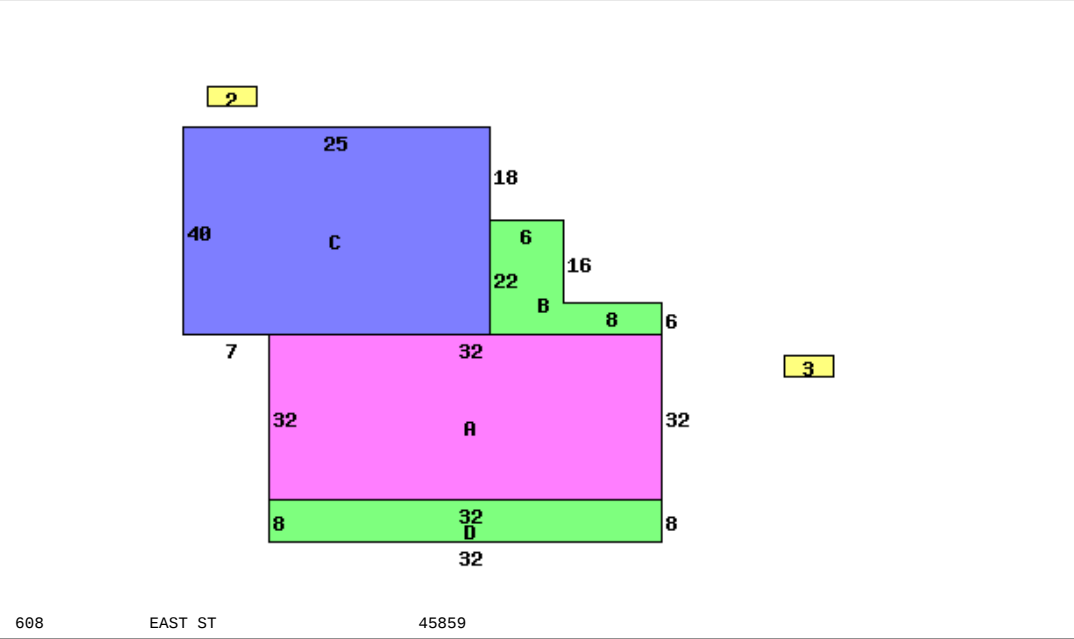
Hardin County, Ohio
Michael T. Bacon, Auditor

30-510054.0000
A82

RES
2025

sale		Eff Rate:- 45.44 — 41.45 — 40.13 — 40.08 — a/r	
2022 FANKHOUSER DOUGLAS & 2023 FANKHOUSER DOUGLAS & 2024 FANKHOUSER DOUGLAS & 2025 FANKHOUSER DOUGLAS & SH 608 EAST ST MCGUFFEY OH 45859	2006-08-25 2006-08-25 2006-08-25 2006-08-25 MC GUFFEYS 3RD 54 4WD \$31,000	Tax Year 2022 2023 2024 2025 Prop Cls 510 510 510 510 Acres Land100% 2110 2800 2800 2800 Bldg100% 54540 53970 53970 53970 Totl100% 56660t 56770t 56770t 56770t Cauv100% Tax Value: Land 35% 740 980 980 980 Bldg 35% 19090 18890 18890 18890 Totl 35% 19830t 19870t 19870t 19870t Hmstd35% Owner 0c Hmstd RB Net Tax 816.08 752.82 729.98 728.98 Sp-Asmnt 81.65 81.75 100.41 100.41	CAMA 510 2800 53960 56760t 980 18890 19870t

SHB+ 1Q	CONS F/C OFF F OFF	TYPE M P G P	FACT	SQ-FT 1024 180 1000 256	VALUE 5400 24000 7680	a b c d	*MAIN PORCH GRAGE PORCH
Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
516	4	2006-08-25	FANKHOUSER DOUGLAS & SHE	4WD *	31000	3000	27630
157	4	2006-03-17	CIT GROUP CONSUMER FINAN	4SH	43333	3000	27630
545	4	1999-09-24	FOX DAN & BRENDA	4WD *	0	3200	15970
824	4	1995-08-30	ROWE EARNEST & ALINE	4WD	16000	3200	15800
Year	Land	Bldg	Total	Net Tax			
2021	740	19090	19830	861.54			
2020	740	19090	19830	873.12			
p r o j e c t				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			



Occupancy 1 Single Family		*DWELLING COMPUTATIONS		Sq-Ft Value		Bldg Type		SHB+Cons	DixHt	Area	Unit	Grade	Blt/Renov	Replace	Phy	Fnc	True
Story Height	1Q					1	DWELLING	1Q F/C		1024				134400	.55		52620
Floor Level						2	Garage	*SV 0	24X14	336			OLD/AV	100			100
						3	P	WDD0		236			1992AV	3540	.65		1240
Shingle		Roof		GABLE		front lot		acres/ frontage	effective frontage	depth	depth	actual	effective	extended	value	true	value
Fiberboard Wall	X	X		Fireplaces	2000				40.00	150	100	70	70	2800	2800		
Floor/Pine	X	X		Garages and Carports	24000												
Number of Rooms	5	X		Extra Features	13080												
Bedrooms	2			Total Value	158120												
Fireplace				PUB ALLEY													
Openings	1																
Stacks	1			Neighborhood:													
Central Heat	A			Code:	3000												
FORCED AIR				Dwl/Gar/NC%	.8700												
Plumbing																	
Standard	1																

Call Back:

Sign: PSN Date: 2015-05-08 Lister:

30-510054.0000-v082020R