

MARION TWP
MCGUFFEY CORP

00290

REAL PROPERTY RECORD

08:45 AM

Hardin County, Ohio
Michael T. Bacon, Auditor

30-510061.0000
A67

RES
2025

sale		2022 ROWE FRED J & KATHRYN	2005-12-23	Tax Year	2022	2023	2024	2025	CAMA	
		2023 ROWE FRED J & KATHRYN	2005-12-23	Prop Cls	500	500	500	500	500	
		2024 ROWE FRED J & KATHRYN	2005-12-23	Acres						
		2025 ROWE FRED J & KATHRYN L	2005-12-23 MC GUFFEYS 3RD 61	Land100%	2110	2800	2800	2800	2800	
		EAST	3WD	Bldg100%				0		
		\$49,000		Totl100%	2110t	2800t	2800t	2800t	2800t	
				Cauv100%						
				Tax Value:						
				Land 35%	740	980	980	980	980	
				Bldg 35%					0	
				Totl 35%	740t	980t	980t	980t	980t	
				Hmstd35%						
				Owner 0c						
				Hmstd RB						
				Net Tax	30.44	37.12	36.00	35.96		
				Sp-Asmnt	6.24	6.93	15.47	15.47		

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
849	3	2005-12-23	ROWE FRED J & KATHRYN L	3WD	49000	3000	0
516	3	2003-09-05	HOLBROOK TOMMY R ETAL	3WD	54000	2710	0
201	3	2002-05-02	SMITH KATHIE	3CT *	0	2710	0
Year	Land	Bldg	Total	Net Tax			
2021	740	0	740	32.16			
2020	740	0	740	32.58			
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		

PUB ALLEY											
Neighborhood:			acres/	effective	depth	depth	actual	effective	extended	true	
Code:	3000		frontage	frontage	150	factor	rate	rate	value	value	
Dwl/Gar/NC%	.8700	front lot		40.00		100	70	70	2800	2800	
Call Back:		Sign: PSN Date: 2015-05-08				Lister:				30-510061_0000-v082020R	