

PLEASANT TWP  
KENTON SD

00320

Hardin County, Ohio  
Michael T. Bacon, Auditor

33-342001.0000  
N05

RES  
2025

sale

Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r

|                              |                                   |
|------------------------------|-----------------------------------|
| 2022 DUDEK MATTHEW R TRUST   | 2013-01-17                        |
| 2023 DUDEK MATTHEW R TRUST   | 2013-01-17                        |
| 2024 DUDEK MATTHEW R TRUST   | 2013-01-17                        |
| 2025 DUDEK MATTHEW R TRUSTEE | 2013-01-17 MYERS PARKVIEW SUB 3 1 |
| 11979 LYDIA LANE             | 1QC                               |
| KENTON OH 43326              | \$0                               |

|          |         |         |         |         |         |
|----------|---------|---------|---------|---------|---------|
| Tax Year | 2022    | 2023    | 2024    | 2025    | CAMA    |
| Prop Cls | 510     | 510     | 510     | 510     | 510     |
| Acres    | 16290   | 22230   | 22230   | 22230   | 22220   |
| Land100% | 131940  | 160370  | 160370  | 160370  | 160380  |
| Bldg100% | 148230t | 182600t | 182600t | 182600t | 182600t |
| Totl100% |         |         |         |         |         |
| Cauv100% |         |         |         |         |         |

|  |                   |
|--|-------------------|
| 2026 GARMON KENDRICK &<br>11979 LYDIA LANE | 2025-11-06<br>1FD |
| KENTON OH 43326                            |                   |

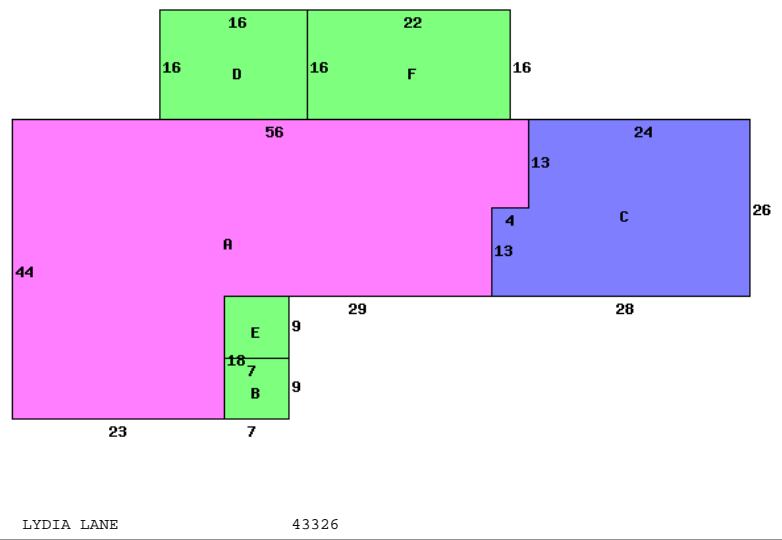
|            |         |         |         |         |        |
|------------|---------|---------|---------|---------|--------|
| Tax Value: | 5700    | 7780    | 7780    | 7780    | 7780   |
| Land 35%   | 46180   | 56130   | 56130   | 56130   | 56130  |
| Bldg 35%   | 51880t  | 63910t  | 63910t  | 63910t  | 63910t |
| Totl 35%   |         |         |         |         |        |
| Hmstd35%   | 48.98   | 54.74   | 54.68   | 54.10   |        |
| Owner Oc   |         |         |         |         |        |
| Hmstd RB   | 2328.48 | 2503.94 | 2656.20 | 2654.24 |        |
| Net Tax    |         |         |         |         |        |
| Sp-Asmnt   | 22.27   | 22.27   | 37.92   | 37.92   |        |

|             |           |           |              |               |               |            |
|-------------|-----------|-----------|--------------|---------------|---------------|------------|
| SHB+<br>1 B | CONS<br>F | TYPE<br>M | FACT<br>1818 | SQ-FT<br>1818 | VALUE<br>1890 | a<br>*MAIN |
|             | OPF<br>P  |           |              | 63            | 1890          | b<br>PORCH |
|             | F2<br>P   |           |              | 676           | 16220         | c<br>GRAGE |
|             | STP<br>P  |           |              | 256           | 1020          | d<br>PORCH |
|             | RFP<br>P  |           |              | 63            | 2520          | e<br>PORCH |
|             | PAT<br>P  |           |              | 352           | 1060          | f<br>PORCH |

| Sale# | #p | sale date  | To                      | Type/Invalid? | Sale\$ | co:land | co:bldg |
|-------|----|------------|-------------------------|---------------|--------|---------|---------|
| 500   | 1  | 2025-11-06 | GARMON KENDRICK &       | 1FD           | 263500 | 22230   | 160370  |
| 19    | 1  | 2013-01-17 | DUDEK MATTHEW R TRUSTEE | 1QC *         | 70000  | 0       | 112000  |
| 1059  | 1  | 1991-12-19 |                         | 1WD *         | 70000  | 0       | 74310   |
| 573   | 0  | 1987-07-10 |                         |               | 65000  | 0       | 81110   |

| Year | Land | Bldg  | Total | Net Tax |
|------|------|-------|-------|---------|
| 2021 | 5700 | 46180 | 51880 | 2337.30 |
| 2020 | 5700 | 46180 | 51880 | 2017.28 |

| Project                       | ben acres | / | % | factor  |
|-------------------------------|-----------|---|---|---------|
| 902 MAIN DISTRICT CONSERVANCY |           |   |   | XA/2025 |
| 500 HARDIN COUNTY LANDFILL    |           |   |   | XA/2025 |



|                           |                        |                      |
|---------------------------|------------------------|----------------------|
| Occupancy 1 Single Family | *DWELLING COMPUTATIONS |                      |
| Story Height 1            | Sq-Ft                  | Value                |
| Floor Level               | 1818                   | 130110               |
| Main                      | FRAME                  |                      |
| Basement                  | 1818                   | 33490                |
| Subtotal                  |                        | 163600               |
| Shingle                   | Roof                   | GABLE                |
| B 1 2 U A                 |                        |                      |
| Plaster/Drywall           | X                      | 1381 sq ft           |
| Panelled Wall             | X                      | Basement Finish      |
| Floor/Carpet              | X X                    | 4000                 |
| Floor/Tile-Lino           | X                      | 2800                 |
| Number of Rooms           | 2 5                    | Garages and Carports |
| Bedrooms                  | 3                      | 16220                |
|                           |                        | Extra Features       |
|                           |                        | 7825                 |
|                           |                        | Total Value          |
|                           |                        | 209095               |
| Fireplace                 |                        | PUB ELECTRIC         |
| Openings                  | 2                      | PUB GAS              |
| Stacks                    | 1                      | PUB WATER            |
| Central Heat              | A                      | PRIV SEWER           |
| ELECTRIC                  |                        | PUB PAVED ST/RD      |
| Plumbing                  |                        |                      |
| Standard                  | 1                      | Neighborhood:        |
| Extra 3 Fixture           | 1                      | Code:                |
| Extra Fixture             | 1                      | 3320                 |
|                           |                        | Dwl/Gar/NC%          |
|                           |                        | 1.1800               |

| Bldg Type  | SHB+Cons | DixHt     | Area  | Unit  | Grade  | Blt/Renov | Replace  | Phy   | Fnc   | True   |
|------------|----------|-----------|-------|-------|--------|-----------|----------|-------|-------|--------|
| 1 DWELLING | 1 B F    | FtxFt     | 3199  | Rate  | C      | 1966GD    | 209100   | .35   | Dpr   | 160380 |
|            |          | effective | depth | depth | actual | effective | extended | value | value | value  |
| front lot  | 110.0000 | 110.00    | 152   | 101   | 200    | 202       | 22220    | 22220 |       |        |

Call Back:

Sign: PSN Date: 2015-08-11 Lister:

33-342001.0000-v082020R