



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Assessment Data					Primary Image									
Account	300000298													
Parcel ID	0000-07-25N-22W-1-002-00													
Cadastral ID	0000-25N-22W-07-1-002-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	1											
Tax Area	104 - J-5-FORT SUPPLY													
Name ID	16099													
RECORD, JANE E.														
19171 E 25 RD LAVERNE OK 73848-0000														
Parcel Location														
Situs	725N22W12													
Subdivision														
Lot/Block	/	Parcel Size	80 - Acres											
Sec/Twn/Rng	7 / 25 / 22 / 1													
Neighborhood	1000 - COUNTY													
School District	J-5-FS - J-5-FORT SUPPLY (Woodward)													
Legal Description Lat/Long: 36.68787142 -99.53519354														
Building Permits														
SEC 7-25-22 E2SE4														
<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					795/201	RECORD, BUSTER & RECORD, BUSTER &	12/21/2023		04					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	66.830	Current Tax						
Remove Cap		Land Value	10,248	5,212	12%	625	Assessed	21,933	1,465.78					
Year Frozen		Improvements	64,562	58,394		7,007	Penalty	0						
Uncapped Value	0	Mobile Home	119,722	119,174		14,301	Exemption	0	0.00					
TIF Project ID	0	Total Value	194,532	182,780		21,933	Total Taxable	21,933	1,466.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300000298	RECORD, BUSTER &	104	194,532	0	21,294	1,423.00							
2024	2024-300000298	RECORD, BUSTER &	104	185,837	0	20,675	1,382.00							
2023	2023-300000298	RECORD, BUSTER &	104	167,271	0	20,072	1,341.00							
2022	2022-300000298	RECORD, BUSTER &	104	167,271	0	20,072	1,341.00							
2021	2021-300000298	RECORD, BUSTER &	104	5,826	0	699	47.00							
2020	2020-300000298	RECORD, BUSTER &	104	8,994	0	1,079	86.00							
2019	2019-0000298	RECORD, BUSTER &	104	8,994		1,079	87.00							
2018	2018-0000298	RECORD, BUSTER &	104	8,994		1,079	86.00							
2017	2017-0000298	RECORD, BUSTER &	104	8,994		1,079	87.00							
2016	2016-0000298	RECORD, BUSTER &	104	8,994		1,079	87.00							
2015	2015-0000298	RECORD, BUSTER &	104	8,994		1,079	85.00							
2014	2014-0000298	RECORD, BUSTER &	104	8,994		1,079	84.00							
2013	2013-0000298	RECORD, BUSTER &	104	8,994		1,079	83.00							



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 1 Topography Street Access Utilities Amenities  Method Acre Base Lot Value 1.00 x 5,000.00 = 5,000 Factor Value Adjustments Lot Value 5,000		<p>0000-07-25N-22W-1-002-00            ACCT. # 298            1/25/2022</p>

Residential Data	
Type	6 Mobile Home 80 x 28
Condition	3 - Average
Quality	3.5 - Average
Architecture	DWMH Multi-wide MH
Style	100% Double Wide
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	2,240 / 2,240
Style	100% Double Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 / 1
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2021 / 5



GRM Approach
GRM Code
Gross Rent
Indicated Value

Multiple Regression
MRA Code
Adjusted R
Indicated Value

Direct Comparables		
Selection Model	DEFAULT	DEFAULT SELECTION MODEL
Adjustment Model	DEFAULT	DEFAULT ADJUSTMENTS TABLE
Comparables		
Indicated Value		

Cost Approach		Manual :	
Base Cost	47.78	Total Misc Impr	+ 3,818
Roofing Adj	+ 2.46	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 127,802
Heat/Cool Adj	+ 1.96	Depreciation ( 10%)	- 12,780
Plumbing Adj	+ 3.15	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 115,022
Adj Base Cost	= 55.35	Lot Value	+ 5,000
Total Area	x 2,240	Indicated Value	= 120,022
Adjusted Cost	= 123,984	Value Per SqFt	53.58

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	115,022		
Lot Value	5,000		
Indicated Value	120,022	53.58	Per SqFt
Agland Value	5,248		
Site Improvements	70,439		
Total Value	195,709	87.37	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	Wood Deck - Open	8287	75		75	27.22		2,042
WODO	Wood Deck - Open	8288	64		64	27.75		1,776



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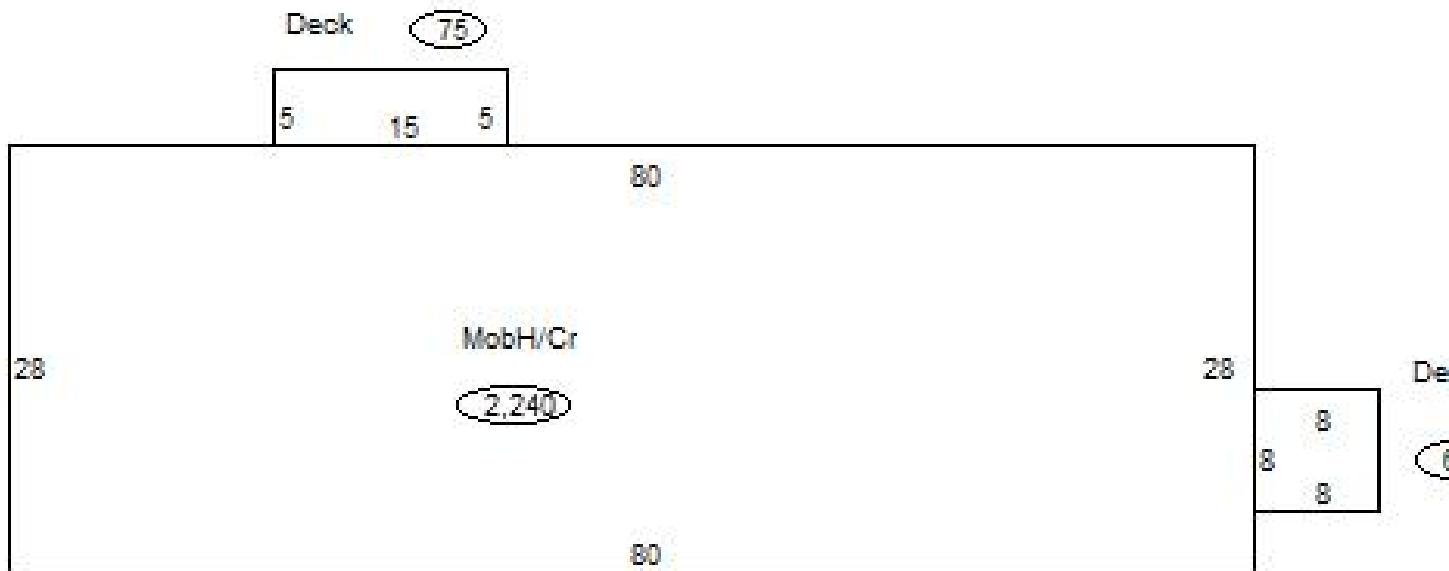
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14	Crawl	20	MobH/Cr	2,240	1.000	2,240
2	M	WODO		20	Deck	75	1.000	75
3	M	WODO		20	Deck	64	1.000	64
<b>Total Building Area</b>						2,240		2,240



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	PACN	Paving - Concrete Shed Entrance	15x30x0			450	
	Qual	3	Cond 3	Year 2021	Eff Age 5		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (27% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.17 x 450)	1,877		1,877	507	1,370
	ASC	Awing walkway	78x10x14		Formed Metal	780	
	Qual	5	Cond 5	Year 2021	Eff Age 2		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (7% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (5.72 x 780)	4,462		4,462	312	4,150
	UTIL	Utility Building	52x40x16	Concrete	Formed Metal	2,080	
	Qual	4	Cond 4	Year 2021	Eff Age 4		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (7% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (29.86 x 2,080)	62,109		62,109	4,348	57,761
	ASC	Awing N End Shed	30x15x0		Formed Metal	450	
	Qual	5	Cond 5	Year 2021	Eff Age 2		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (7% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (5.72 x 450)	2,574		2,574	180	2,394
	ASC	Awing/Shelter - CATTLE PEN	40x20x16		Formed Metal	800	
	Qual	4	Cond 4	Year 2021	Eff Age 3		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (11% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (5.13 x 800)	4,104		4,104	451	3,653
	SHDS	Yard Shed - Metal	8x6x8	Base	Galvanized Metal	48	
	Qual	3	Cond 3	Year 2021	Eff Age 5		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (23% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (30.06 x 48)	1,443		1,443	332	1,111



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CB	CAREY SILT 3-5%	NP	41			15.515	131	131	2,036	2,036
QA	QUINLAN LOAM	NP	11			36.123	35	35	1,272	1,272
QC	QUINLAN-WDWARD 5-12%	NP	14			6.985	45	45	313	313
W	WATER	NP	0			.538	0	0	0	0
WB	WOODWARD 3-8%	NP	33			5.218	106	106	551	551
WD	WOODWARD-QUINLAN3-8%	NP	23			14.622	74	74	1,076	1,076
<b>NP Totals</b>						79.000			5,248	5,248
<b>Total Agland</b>						79.000			5,248	5,248