



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 300000433 <b>Parcel ID</b> 0000-27-25N-23W-2-001-00 <b>Cadastral ID</b> 0000-25N-23W-27-2-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 4 <b>Tax Area</b> 104 - J-5-FORT SUPPLY <b>Name ID</b> 24968 EASTERWOOD LAND, LLC  2711 N. 188 RD FORT SUPPLY, OK 73841-  <b>Parcel Location</b> <b>Situs</b> 02704 EW 26 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 160 - Acres <b>Sec/Twn/Rng</b> 27 / 25 / 23 / 2 <b>Neighborhood</b> 1000 - COUNTY <b>School District</b> J-5-FS - J-5-FORT SUPPLY (Woodward)																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.60342484 -99.67229525																																																																																																																									
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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0.5 Topography Street Access Utilities Amenities  Method Acre Base Lot Value .50 x 5,000.00 = 2,500 Factor Value Adjustments Lot Value 2,500		

Residential Data	
Type	6 Mobile Home 81 x 18
Condition	3 - Average
Quality	3 - Average
Architecture	SWMH Singlewide MH
Style	100% Single Wide
Exterior Wall	100% Lap
Base/Total Area	1,447 / 1,447
Style	100% Single Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,447
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2002 / 24

House / Sidewalks 5/10/2022

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	48.81	Total Misc Impr	+ 2,662
Roofing Adj	+ 2.25	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 86,125
Heat/Cool Adj	+ 2.55	Depreciation ( 58%)	- 49,953
Plumbing Adj	+ 4.07	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 36,172
Adj Base Cost	= 57.68	Lot Value	+ 2,500
Total Area	x 1,447	Indicated Value	= 38,672
Adjusted Cost	= 83,463	Value Per SqFt	26.73

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	36,172		
Lot Value	2,500		
Indicated Value	38,672	26.73	Per SqFt
Agland Value	21,356		
Site Improvements	7,134		
Total Value	67,162	46.41	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	Wood Deck - Open	8412	98		98	23.17		2,271
PATO	Slab Porch - Open	8413	40		40	9.78		391



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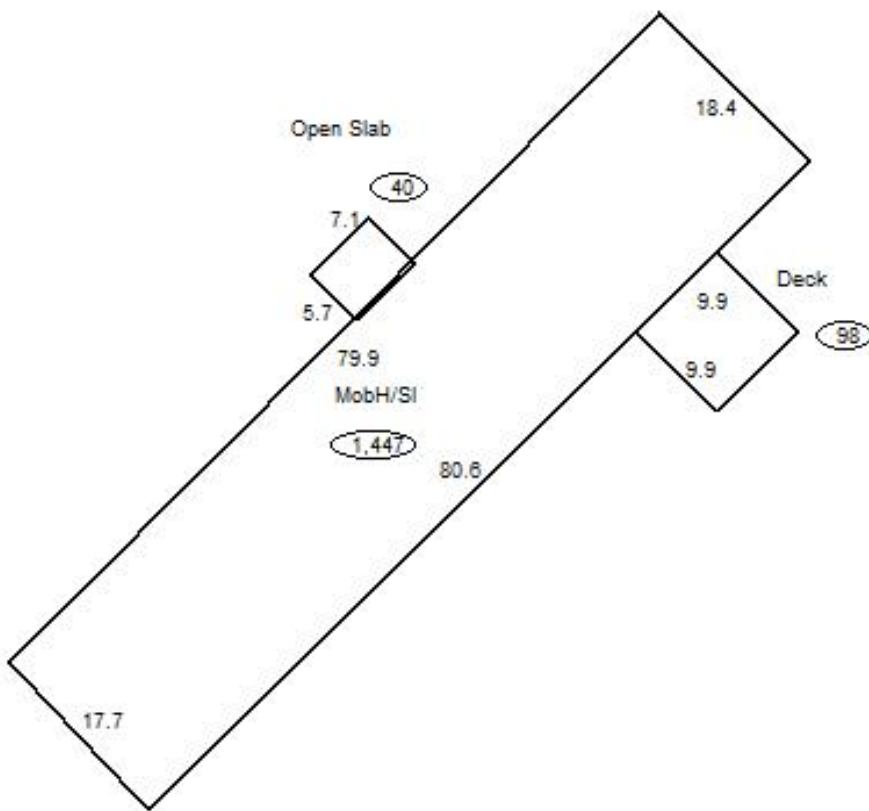
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14	Slab	20	MobH/Sl	1,447	1.000	1,447
2	M	WODO		20	Deck	98	1.000	98
3	M	PATO		20	Open Slab	40	1.000	40
<b>Total Building Area</b>						1,447		1,447



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPDT Qual 3	Carport - Detached Cond 3	20x22x10 Year 2019	Eff Age 7	Formed Metal	440
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (41% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (9.19 x 440)		4,044	4,044	1,658	2,386	
	SHDS Qual 3	Yard Shed - Wood Cond 3	18x12x6 Year 2014	Eff Age 12	Composition Shingle	216
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (46% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (20.27 x 216)		4,378	4,378	2,014	2,364	
	SHDS Qual 3	Yard Shed - Metal Cond 3	11x8x6 Year 2014	Eff Age 12	Formed Metal	88
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (46% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (25.39 x 88)		2,234	2,234	1,028	1,206	
	PACN Qual 3	Paving - Concrete / East Sidewalk Cond 3	48x4x0 Year 2002	Eff Age 24		192
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (5.75 x 192)		1,104	1,104	883	221	
	PACN Qual 3	Paving - Concrete / North Sidewalk Cond 3	28x4x0 Year 2002	Eff Age 24		112
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (6.89 x 112)		772	772	618	154	
	PACN Qual 3	Paving - Concrete / West Sidewalk Cond 3	50x4x0 Year 2002	Eff Age 24		200
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (5.63 x 200)		1,126	1,126	901	225	
	PACN Qual 3	Paving - Concrete / Slab by Sheds Cond 3	35x20x0 Year 2002	Eff Age 24		700
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (4.13 x 700)		2,891	2,891	2,313	578	



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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
LA	LAS ANIMAS SOILS	NP	43	LPI		9.000	138	138	1,238	1,238
LC	LINCOLN SOILS	CR	23	LPI		9.000	117	117	1,054	1,054
LC	LINCOLN SOILS	NP	23	LPI		69.000	74	74	5,078	5,078
PC	PRATT LOAMY BILLOWY	CR	37	LPI		12.000	188	188	2,260	2,260
PC	PRATT LOAMY BILLOWY	NP	37	LPI		13.500	118	118	1,598	1,598
PD	PRATT LOAMY HUMMOCKY	CR	31	LPI		9.000	158	158	1,420	1,420
PD	PRATT LOAMY HUMMOCKY	NP	31	LPI		9.000	99	99	893	893
SD	SPUR LOAM	CR	70	LPI		21.000	356	356	7,482	7,482
TD	TIVOLI FINE SAND	NP	13	LPI		8.000	42	42	333	333
<b>NP Totals</b>						159.500			21,356	21,356
<b>Total Agland</b>						159.500			21,356	21,356