



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
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Assessment Data					Primary Image				
Account	300000881				No Image On File				
Parcel ID	0000-22-25N-26W-3-001-00								
Cadastral ID	0000-25N-26W-22-3-001-00								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	101 - 1R-LAVERNE								
Name ID	12731								
BROWN, FLORENTINE AMELIA (LIFE ESTATE)									
135 IVEY ROAD BENTON, KY 42025-0000									
Parcel Location									
Situs	US HWY 412								
Subdivision									
Lot/Block	/	Parcel Size	159.93 - Acres						
Sec/Twn/Rng	22 / 25 / 26 / 3								
Neighborhood	1000 - COUNTY								
School District	1-LAVERNE - 1-LAVERNE								
Legal Description Lat/Long: 36.62061469 -99.91588619									
SEC.22-25-26 SW4 LESS .07 ACRE TRACT BOOK 757 PAGE 803 BOOK 634 BOOK 408					Building Permits				
					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	BROWN, FLORENTINE AMELIA			
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	
Remove Cap		Land Value	12,049	12,049	12%	1,446	Assessed	1,446	97.16
Year Frozen		Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	12,049	12,049		1,446	Total Taxable	1,446	97.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300000881	BROWN, FLORENTINE AMELIA	101	12,049	0	1,446	97.00		
2024	2024-300000881	BROWN, FLORENTINE AMELIA	101	12,049	0	1,446	96.00		
2023	2023-300000881	BROWN, FLORENTINE AMELIA	101	12,049	0	1,446	97.00		
2022	2022-300000881	BROWN, FLORENTINE AMELIA	101	12,046	0	1,446	98.00		
2021	2021-300000881	BROWN, FLORENTINE AMELIA	101	12,046	0	1,446	100.00		
2020	2020-300000881	BROWN, FLORENTINE AMELIA	101	12,046	0	1,446	98.00		
2019	2019-0000881	BROWN, FLORENTINE AMELIA	101	12,046		1,446	86.00		
2018	2018-0000881	BROWN, FLORENTINE AMELIA	101	12,046		1,446	86.00		
2017	2017-0000881	BROWN, FLORENTINE AMELIA	101	12,046		1,446	86.00		
2016	2016-0000881	BROWN, FLORENTINE AMELIA	101	12,046		1,446	86.00		
2015	2015-0000881	BROWN, FLORENTINE AMELIA	101	12,046		1,446	86.00		
2014	2014-0000881	BROWN, FLORENTINE AMELIA	101	12,046		1,446	86.00		
2013	2013-0000881	BROWN, FLORENTINE AMELIA	101	12,046		1,446	86.00		



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Lot Data		-		Primary Image				
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities Method Base Lot Value Factor Value Adjustments Lot Value								
Residential Data								
Type Condition - Quality - Architecture Style Exterior Wall Base/Total Area / Style HVAC Roof Cover Area on Slab Fixture/RghIn / Bed/F/H Bath / / Basement Area Garage Type Remodel Year/Eff Age /				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 :		Value Reconciliation				
Base Cost	0.00	Total Misc Impr	+	0	Selected Approach Cost Approach			
Roofing Adj	+ 0.00	Garage Cost	+		Improvements			
Subfloor Adj	+ 0.00	Total RCN	=	0	Lot Value			
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0	Indicated Value 0.00 Per SqFt			
Plumbing Adj	+ 0.00	Lump Sums	+	0	Aglard Value 12,049			
Basement Adj	+ 0.00	RCNLD	=		Site Improvements			
Adj Base Cost	= 0.00	Lot Value	+		Total Value 12,049 0.00 Total Value Per SqFt			
Total Area	x	Indicated Value	=					
Adjusted Cost	= 0	Value Per SqFt		0.00				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Agland Inventory

300000881

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
MG	MANSKER-POTTER 5-20%	NP	15			5.707	48	48	274	274
MG	MANSKER-POTTER 5-20%	CR	15			154.223	76	76	11,775	11,775
CR Totals						159.930			12,049	12,049
Total Agland						159.930			12,049	12,049