



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:14:56
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300001693 Parcel ID 0000-20-26N-25W-2-002-00 Cadastral ID 0000-26N-25W-20-2-002-00 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 101 - 1R-LAVERNE Name ID 13072 CLARK, TONY M. & SANDRA J. CLARK 2044 N 174 RD LAVERNE OK 73848-5001 Parcel Location Situs 02044 174 RD N Subdivision Lot/Block / Parcel Size 2 - Acres Sec/Twn/Rng 20 / 26 / 25 / 2 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE																																																																																																																									
Legal Description Lat/Long: 36.70636777 -99.89965293 SEC.20-26-25 TRACT IN SW4NW4 CONT. 2.004A BOOK 720 PAGE 001																																																																																																																									
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	Building Permits <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																																																																																																	
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>67.190</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td></td> <td>Land Value 5,750</td> <td>5,750</td> <td>12%</td> <td>690</td> <td>Assessed</td> <td>5,483</td> <td>368.40</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements 43,588</td> <td>39,940</td> <td></td> <td>4,793</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000</td> <td>-67.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 49,338</td> <td>45,690</td> <td></td> <td>5,483</td> <td>Total Taxable</td> <td>4,483</td> <td>301.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	Remove Cap		Land Value 5,750	5,750	12%	690	Assessed	5,483	368.40	Year Frozen		Improvements 43,588	39,940		4,793	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-67.00	TIF Project ID	0	Total Value 49,338	45,690		5,483	Total Taxable	4,483	301.00	Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>706/654</td> <td>JAMES F. WALDROP & DARLA</td> <td>02/19/2015</td> <td>34,000</td> <td>15</td> </tr> <tr> <td>/</td> <td>CLARK, TONY M. &</td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	706/654	JAMES F. WALDROP & DARLA	02/19/2015	34,000	15	/	CLARK, TONY M. &																																																							
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax																																																																																																																	
Remove Cap		Land Value 5,750	5,750	12%	690	Assessed	5,483	368.40																																																																																																																	
Year Frozen		Improvements 43,588	39,940		4,793	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-67.00																																																																																																																	
TIF Project ID	0	Total Value 49,338	45,690		5,483	Total Taxable	4,483	301.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
706/654	JAMES F. WALDROP & DARLA	02/19/2015	34,000	15																																																																																																																					
/	CLARK, TONY M. &																																																																																																																								
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-300001693</td><td>CLARK, TONY M. &</td><td>101</td><td>49,338</td><td>1000</td><td>4,323</td><td>290.00</td></tr> <tr><td>2024</td><td>2024-300001693</td><td>CLARK, TONY M. &</td><td>101</td><td>55,513</td><td>1000</td><td>4,168</td><td>277.00</td></tr> <tr><td>2023</td><td>2023-300001693</td><td>CLARK, TONY M. &</td><td>101</td><td>50,895</td><td>1000</td><td>4,017</td><td>270.00</td></tr> <tr><td>2022</td><td>2022-300001693</td><td>CLARK, TONY M. &</td><td>101</td><td>42,170</td><td>1000</td><td>3,871</td><td>262.00</td></tr> <tr><td>2021</td><td>2021-300001693</td><td>CLARK, TONY M. &</td><td>101</td><td>42,170</td><td>1000</td><td>3,730</td><td>258.00</td></tr> <tr><td>2020</td><td>2020-300001693</td><td>CLARK, TONY M. &</td><td>101</td><td>42,170</td><td>1000</td><td>3,592</td><td>243.00</td></tr> <tr><td>2019</td><td>2019-0001693</td><td>CLARK, TONY M. &</td><td>101</td><td>42,170</td><td></td><td>3,459</td><td>206.00</td></tr> <tr><td>2018</td><td>2018-0001693</td><td>CLARK, TONY M. &</td><td>101</td><td>42,199</td><td></td><td>3,329</td><td>199.00</td></tr> <tr><td>2017</td><td>2017-0001693</td><td>CLARK, TONY M. &</td><td>101</td><td>39,483</td><td></td><td>3,202</td><td>191.00</td></tr> <tr><td>2016</td><td>2016-0001693</td><td>CLARK, TONY M. &</td><td>101</td><td>34,000</td><td></td><td>3,081</td><td>184.00</td></tr> <tr><td>2015</td><td>2015-0001693</td><td>CLARK, TONY M. &</td><td>101</td><td>38,020</td><td></td><td>3,413</td><td>204.00</td></tr> <tr><td>2014</td><td>2014-0001693</td><td>CLARK, TONY M. & SANDRA J.</td><td>101</td><td>43,506</td><td></td><td>3,190</td><td>190.00</td></tr> <tr><td>2013</td><td>2013-0001693</td><td>CLARK, TONY M. & SANDRA J.</td><td>101</td><td>43,506</td><td></td><td>3,069</td><td>183.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-300001693	CLARK, TONY M. &	101	49,338	1000	4,323	290.00	2024	2024-300001693	CLARK, TONY M. &	101	55,513	1000	4,168	277.00	2023	2023-300001693	CLARK, TONY M. &	101	50,895	1000	4,017	270.00	2022	2022-300001693	CLARK, TONY M. &	101	42,170	1000	3,871	262.00	2021	2021-300001693	CLARK, TONY M. &	101	42,170	1000	3,730	258.00	2020	2020-300001693	CLARK, TONY M. &	101	42,170	1000	3,592	243.00	2019	2019-0001693	CLARK, TONY M. &	101	42,170		3,459	206.00	2018	2018-0001693	CLARK, TONY M. &	101	42,199		3,329	199.00	2017	2017-0001693	CLARK, TONY M. &	101	39,483		3,202	191.00	2016	2016-0001693	CLARK, TONY M. &	101	34,000		3,081	184.00	2015	2015-0001693	CLARK, TONY M. &	101	38,020		3,413	204.00	2014	2014-0001693	CLARK, TONY M. & SANDRA J.	101	43,506		3,190	190.00	2013	2013-0001693	CLARK, TONY M. & SANDRA J.	101	43,506		3,069	183.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-300001693	CLARK, TONY M. &	101	49,338	1000	4,323	290.00																																																																																																																		
2024	2024-300001693	CLARK, TONY M. &	101	55,513	1000	4,168	277.00																																																																																																																		
2023	2023-300001693	CLARK, TONY M. &	101	50,895	1000	4,017	270.00																																																																																																																		
2022	2022-300001693	CLARK, TONY M. &	101	42,170	1000	3,871	262.00																																																																																																																		
2021	2021-300001693	CLARK, TONY M. &	101	42,170	1000	3,730	258.00																																																																																																																		
2020	2020-300001693	CLARK, TONY M. &	101	42,170	1000	3,592	243.00																																																																																																																		
2019	2019-0001693	CLARK, TONY M. &	101	42,170		3,459	206.00																																																																																																																		
2018	2018-0001693	CLARK, TONY M. &	101	42,199		3,329	199.00																																																																																																																		
2017	2017-0001693	CLARK, TONY M. &	101	39,483		3,202	191.00																																																																																																																		
2016	2016-0001693	CLARK, TONY M. &	101	34,000		3,081	184.00																																																																																																																		
2015	2015-0001693	CLARK, TONY M. &	101	38,020		3,413	204.00																																																																																																																		
2014	2014-0001693	CLARK, TONY M. & SANDRA J.	101	43,506		3,190	190.00																																																																																																																		
2013	2013-0001693	CLARK, TONY M. & SANDRA J.	101	43,506		3,069	183.00																																																																																																																		



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:14:56
 Page 2

Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 2 Topography Street Access Utilities Amenities Method Acre Base Lot Value 2.00 x 2,875.00 = 5,750 Factor Value Adjustments Lot Value 5,750		<p>0000-20-26N-25W-2-002-00 ACCT # 1693 07/01/22</p>

Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	2.4 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	1,476 / 1,476
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	156 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1962 / 71



GRM Approach
GRM Code
Gross Rent
Indicated Value

Multiple Regression
MRA Code
Adusted 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	78.42	Total Misc Impr	+ 4,495
Roofing Adj	+ 3.54	Garage Cost	+ 4,547
Subfloor Adj	+ 1.13	Total RCN	= 154,517
Heat/Cool Adj	+ 9.57	Depreciation (74%)	- 114,342
Plumbing Adj	+ 5.90	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 40,175
Adj Base Cost	= 98.56	Lot Value	+ 5,750
Total Area	x 1,476	Indicated Value	= 45,925
Adjusted Cost	= 145,475	Value Per SqFt	31.11

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	40,175		
Lot Value	5,750		
Indicated Value	45,925	31.11	Per SqFt
Agland Value			
Site Improvements	1,994		
Total Value	47,919	32.47	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHDS	Yard Shed - Wood	632	19x13		247	18.20		4,495



Harper

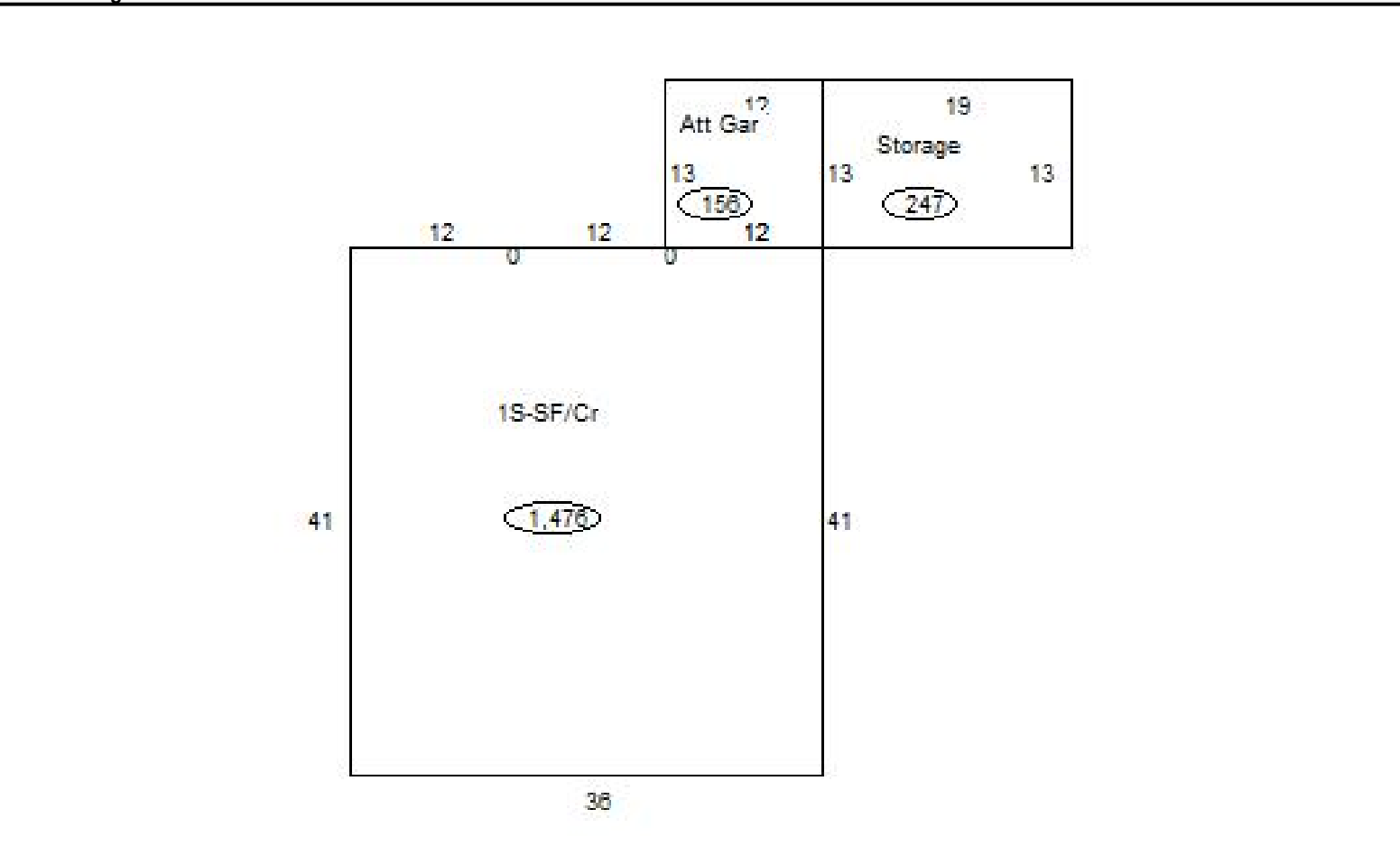
Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:14:56
Page 3

Sketch Image

300001693



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	1,476	1.000	1,476
2	M	SHDS		20	Storage	247	1.000	247
3	G	1		20	Att Gar	156	1.000	156
Total Building Area						1,476		1,476



Harper




Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:14:57
 Page 4

300001693

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
<small>0000-00-000-0100-0-000-00</small> <small>ACT # 1893 07/01/22</small> 	CPDT	Carport - Detached	20x18x8		Formed Metal	360		
	Qual	3	Cond	3	Year	2014	Eff Age	12
							0	
							0	
	Valuation Summary		Modifier Total		RCN	Depr (52% Phys/ % Func)	RCNLD	
Base Cost (7.94 x 360)		2,858			2,858	1,486	1,372	
<small>0000-00-000-0100-0-000-00</small> <small>ACT # 1893 07/01/22</small> 	SHDS	Yard Shed - Metal	14x10x6		Galvanized Metal	140		
	Qual	3	Cond	3	Year	1982	Eff Age	44
							0	
							0	
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD	
Base Cost (22.23 x 140)		3,112			3,112	2,490	622	
<small>0000-00-000-0100-0-000-00</small> <small>ACT # 1893 07/01/22</small> 	BNV	Barn - General Purpose	30x20x10		Composition Shingle	600		
	Qual	3	Cond	3	Year	1980	Eff Age	
							0	
							0	
							0	
Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)	RCNLD		
Base Cost (0.00 x 600)								