



# 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 300001719 Parcel ID 0000-21-26N-25W-3-003-00 Cadastral ID 0000-26N-25W-21-3-003-00 Property Type REAL - Real Property Property Class E VI Area 4 Tax Area 101 - 1R-LAVERNE Name ID 13087 INDEPENDENT SCHOOL DIST #1  P O BOX 40 LAVERNE OK 73848-0000  <b>Parcel Location</b> Situs 00624 W JANE JAYROE BLVD Subdivision Lot/Block / Parcel Size 9 - Acres Sec/Twn/Rng 21 / 26 / 25 / 3 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE					<p>0000-21-26N-25W-3-003-00 07/13/22</p>																								
Legal Description Lat/Long: 36.71001224 -99.89568045 SEC.21-26-25 TRACT IN SE4SW4					<b>Building Permits</b>																								
					<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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount															
Number	Description	Opened	Closed	Amount																									
<b>Exemptions</b>					<b>Sale History</b>																								
<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 colspan="5"> </td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						<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 colspan="5"> </td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code					
Code	Type	Active	Maximum	Exemption																									
Bk/Pg	Grantor	Date	Price	Code																									
<b>Parcel Valuation</b>																													
Source REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax																					
Remove Cap		Land Value	13,540	0	12%	0	Assessed	0	0.00																				
Year Frozen		Improvements	314,393	0		0	Penalty	0																					
Uncapped Value 0		Mobile Home	0	0		0	Exemption	0	0.00																				
TIF Project ID 0		Total Value	327,933	0		0	Total Taxable	0	0.00																				
<b>Assessment History</b>																													
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																				
2025	2025-300001719	INDEPENDENT SCHOOL DIST #1			101	327,933	0		.00																				
2024	2024-300001719	INDEPENDENT SCHOOL DIST #1			101	327,620	0		.00																				
2023	2023-300001719	INDEPENDENT SCHOOL DIST #1			101	277,515	0		.00																				
2022	2022-300001719	INDEPENDENT SCHOOL DIST #1			101	13,540	0		.00																				
2021	2021-300001719	INDEPENDENT SCHOOL DIST #1			101	13,540	0		.00																				
2020	2020-300001719	INDEPENDENT SCHOOL DIST #1			101	13,540	0		.00																				
2019	2019-0001719	INDEPENDENT SCHOOL DIST #1			101	13,540			.00																				
2018	2018-0001719	INDEPENDENT SCHOOL DISTRICT #1			101	13,540			.00																				
2017	2017-0001719	INDEPENDENT SCHOOL DISTRICT #1			101	13,540			.00																				
2016	2016-0001719	INDEPENDENT SCHOOL DISTRICT #1			101	13,540			.00																				
2015	2015-0001719	INDEPENDENT SCHOOL DISTRICT #1			101	13,540			.00																				
2014	2014-0001719	INDEPENDENT SCHOOL DISTRICT #1			101	13,540			.00																				
2013	2013-0001719	INDEPENDENT SCHOOL DISTRICT #1			101	13,540			.00																				




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Lot Data	Primary Image
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model</p> <p>Value Method</p> <p>Base Lot Value x .00 =</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value</p>	 <p>0000-21-26N-25W-3-003-00 07/13/22</p>
Cost Approach	Image Information
<p>Manual Date 07/2025</p> <p>Total Building Area 11,400</p> <p>Total Base Value 1,170,666</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New 1,170,666</p> <p>Phys/Func Depreciation Loss ()</p> <p>RCN Less Phys/Func 245,840</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources) 245,840</p> <p>Depreciated Improvements</p> <p>Outbuilding Value 41,776</p> <p>Total Improvement Value 287,616</p> <p>Land Value</p> <p>Cost Approach Value 287,616 25.23/SqFt</p>	<p>Image ID 20673</p> <p>Image Date 7/18/2022</p> <p>Name 005.JPG</p> <p>Description UTILITY BUILDING</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy &amp; Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value 0.00</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value 41,776</p> <p>Land Value</p> <p>Total Appraised Value 301,156 26.42/SqFt</p>



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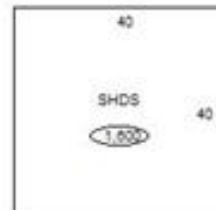
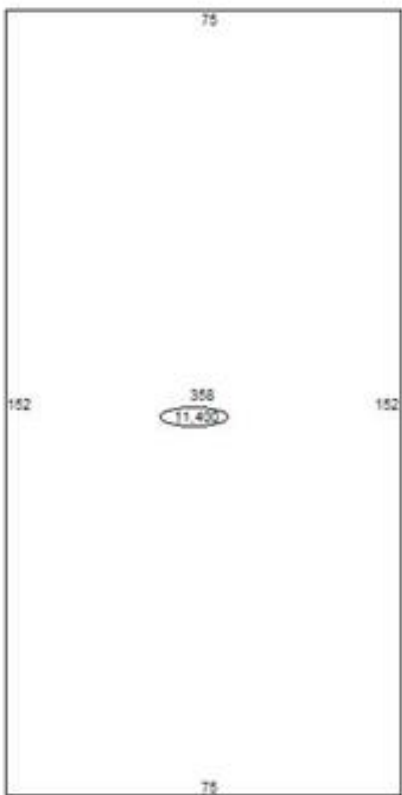
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	358		30	358	11,400	1.000	11,400
2	O	SHDS		30	SHDS	1,600	1.000	1,600
<b>Total Building Area</b>						11,400		11,400



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Account 300001719  
Parcel ID 0000-21-26N-25W-3-003-00  
Cadastral ID 0000-26N-25W-21-3-003-00

Tax Area Code 101  
Property Class E  
Owners Name INDEPENDENT SCHOOL DIST #1

### Building Data

Building ID 410  
Building Sequence 1  
Occupancy 1 358 Gymnasium (School) 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 11,400  
Average Perimeter 454  
Number Of Storys 1.00  
Average Wall Ht 10.00  
Year Built 1990  
Effective Age 36  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 3 - Average  
Condition 3 - Average  
Exterior Wall 40 - Curtain Aggregate Siding Panels  
Heating/Cooling 8 - Warmed and Cooled Air  
Roof Type Flat  
Roof Cover Metal

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name 005.JPG  
Image Date 7/18/2022  
Image Name 005.JPG  
Description UTILITY BUILDING

### Cost Calculations

Appraisal Zone 4  
Zone Description VI AREA 4  
Base Cost 73.20  
Wall Cost 15.28  
HVAC Cost 14.21  
Basement Cost 0.00  
Total Base Cost 102.69  
Total Area 11,400  
Base RCN 1,170,666  
Misc Impr Value

Manual Date  
Base Year 2026  
Modifier Value  
Total Replacement Cost 1,170,666  
Physical Depreciation 79%  
Functional Depreciation  
Total Depreciation 79% (924,826)  
Total RCNLD 245,840  
Lump Sums  
Total Building Value 245,840 \$ 21.56 Per SqFt



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small / BATHROOMS	40x40x8		Formed Metal	1,600
	Qual	3	Cond 3	Year 1990	Eff Age 36	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (% Phys/ % Func)</b>	
Base Cost (18.02 x 1,600)				28,832	23,066	5,766
	PAVA	Paving - Asphalt / PARKING LOT	356x218x0			77,608
	Qual	3	Cond 3	Year 1990	Eff Age 36	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (% Phys/ % Func)</b>	
Base Cost (2.32 x 77,608)				180,051	144,041	36,010
<b>Total Site Improvement Value</b>						<b>41,776</b>



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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
SC	SPUR CLAY LOAM	CR	70			29.000	356	356	10,333	10,333
SD	SPUR LOAM	CR	70			9.000	356	356	3,207	3,207
<b>CR Totals</b>						38.000			13,540	13,540
<b>Total Agland</b>						38.000			13,540	13,540