



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:15:32
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Assessment Data					Primary Image																																																																																																																			
Account 300001737 Parcel ID 0000-21-26N-25W-4-015-00 Cadastral ID 0000-26N-25W-21-4-015-00 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 101 - 1R-LAVERNE Name ID 13097 LOVELL, DONALD JOE AND KENNA BETH DUDLEY RT 2 322 NW 5TH LAVERNE OK 73848-0000 Parcel Location Situs 00322 NW FIFTH Subdivision Lot/Block / Parcel Size .86 - Acres Sec/Twn/Rng 21 / 26 / 25 / 4 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE					<p>0000-21-26N-25W-4-015-00 ACCT # 1737 07/01/22</p> <p>HOUSE 7/5/2022</p>																																																																																																																			
Legal Description Lat/Long: 36.69131732 -99.87362294 SEC 21-26-25 TRACT IN N2SE4 BOOK 609 PAGE 137																																																																																																																								
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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0.86 Topography Street Access Utilities Amenities Method Acre Base Lot Value .86 x 5,000.00 = 4,300 Factor Value Adjustments Lot Value 4,300		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,644 / 2,644
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	
Remodel	PARTIAL -
Year/Eff Age	1950 / 61

HOUSE	7/5/2022
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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	80.86	Total Misc Impr	+ 9,109
Roofing Adj	+ 3.53	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 270,495
Heat/Cool Adj	+ 10.77	Depreciation (63%)	- 170,412
Plumbing Adj	+ 3.71	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 100,083
Adj Base Cost	= 98.86	Lot Value	+ 4,300
Total Area	x 2,644	Indicated Value	= 104,383
Adjusted Cost	= 261,386	Value Per SqFt	39.48

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	100,083		
Lot Value	4,300		
Indicated Value	104,383	39.48	Per SqFt
Agland Value			
Site Improvements	17,235		
Total Value	121,618	46.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Msn Cls A	0		1	1	4,783.32		4,783
PATC	Patio - Covered	675	22x15		330	13.11		4,326



Harper

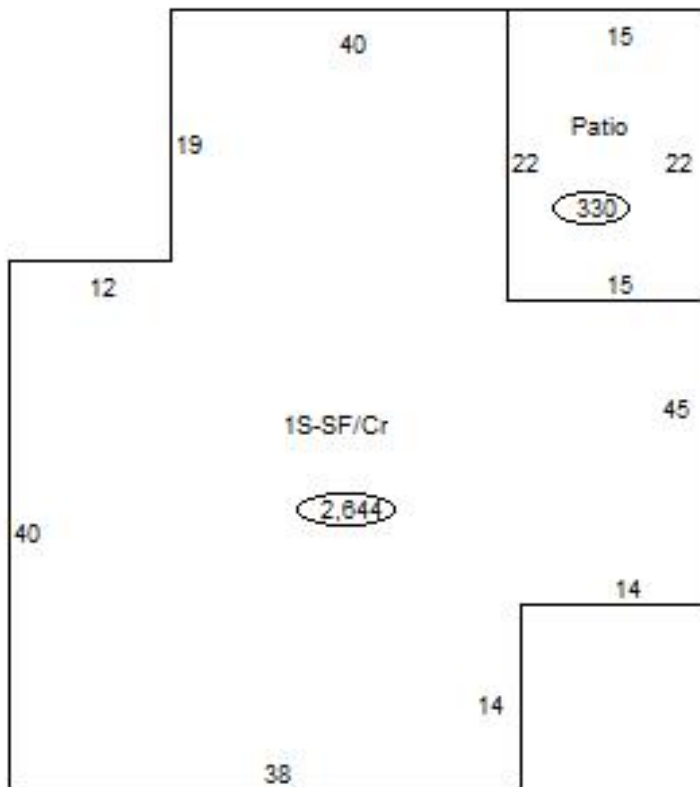
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Sketch Image

300001737



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	2,644	1.000	2,644
2	M	PATC		20	Patio	330	1.000	330
Total Building Area						2,644		2,644



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Yard Shed - Wood	25x12x10		Formed Metal	300	
	Qual	3	Cond 3	Year 2014	Eff Age 12		
	Valuation Summary		Modifier Total		RCN	Depr (46% Phys/ % Func)	RCNLD
	Base Cost (18.54 x 300)		5,562		5,562	2,559	3,003
	UTIL	Equipment Shed	50x36x14		Formed Metal	1,800	
	Qual	3	Cond 3	Year 1980	Eff Age 46		
	Valuation Summary		Modifier Total		RCN	Depr (69% Phys/ % Func)	RCNLD
	Base Cost (24.62 x 1,800)		44,316		44,316	30,578	13,738
	PACN	Paving - Concrete / BY YELLOW SHED	14x36x0			504	
	Qual	3	Cond 3	Year 1980	Eff Age 46		
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD	
	Base Cost (4.16 x 504)		2,097		2,097	1,678	419
	PACN	Paving - Concrete / SIDEWALK	12x4x0			48	
	Qual	3	Cond 3	Year 1950	Eff Age 76		
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD	
	Base Cost (7.82 x 48)		375		375	300	75