



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 300001783 Parcel ID 0000-27-26N-25W-2-015-00 Cadastral ID 0000-26N-25W-27-2-015-00 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 101 - 1R-LAVERNE Name ID 24446 GREENLEE, KAREN JANENE REVOCABLE TR 202143 E COUNTY RD 434 WOODWARD, OK 73801- Parcel Location Situs 17634 STATE 149 HWY Subdivision Lot/Block / Parcel Size 1.5 - Acres Sec/Twn/Rng 27 / 26 / 25 / 2 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE					<p>0000-27-26N-25W-2-012-00 ACCT # 1783 07/01/22</p> <p>House 7/5/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.71793459 -99.88843795 SEC.27-26-25 TRACT IN NW4 BOOK 758 PAGE 178 BOOK 699 PAGE 326																																																																																																																									
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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 1.5 Topography Street Access Utilities Amenities Method Acre Base Lot Value 1.50 x 3,583.33 = 5,375 Factor Value Adjustments Lot Value 5,375		<p>0000-27-26N-25W-2-012-00 ACCT # 1783 07/01/22</p>

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	928 / 928
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	UPDATED -
Year/Eff Age	1948 / 44

House	7/5/2022
-------	----------

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	96.88	Total Misc Impr	+ 9,559
Roofing Adj	+ 5.30	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 120,752
Heat/Cool Adj	+ 10.77	Depreciation (49%)	- 59,168
Plumbing Adj	+ 6.87	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 61,584
Adj Base Cost	= 119.82	Lot Value	+ 5,375
Total Area	x 928	Indicated Value	= 66,959
Adjusted Cost	= 111,193	Value Per SqFt	72.15

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	61,584		
Lot Value	5,375		
Indicated Value	66,959	72.15	Per SqFt
Agland Value			
Site Improvements	23,268		
Total Value	90,227	97.23	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	Enclosed Porch - Solid Wall	748	16x7		112	59.53		6,667
PRCH	Slab Porch - Covered	749	16x8		128	22.59		2,892



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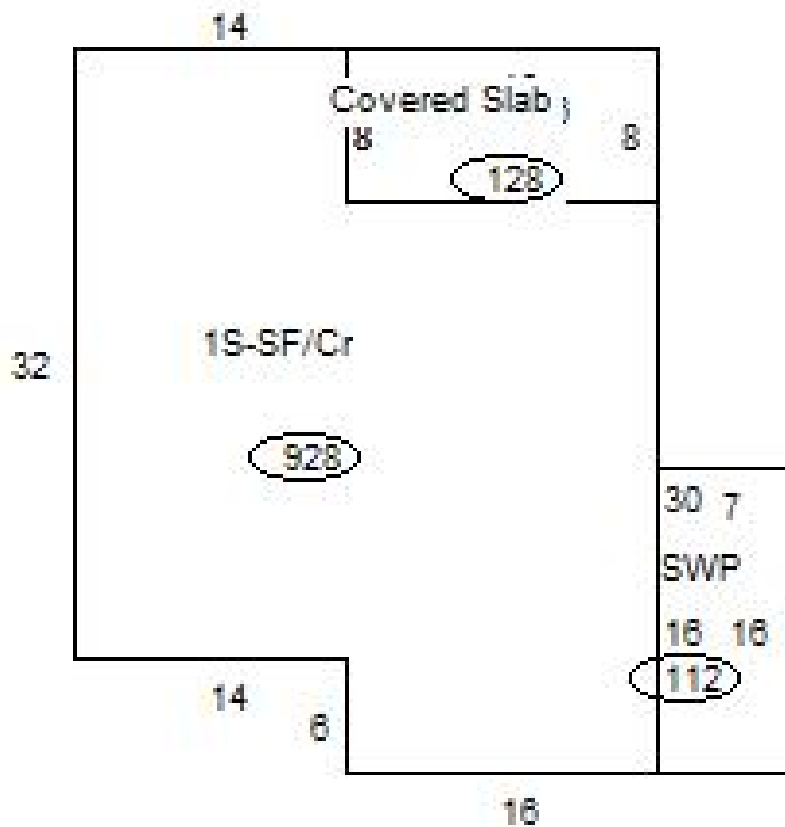
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	928	1.000	928
2	M	EPSW		20	SWP	112	1.000	112
3	M	PRCH		20	Covered Slab	128	1.000	128
Total Building Area						928		928



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	SHDS	Shed - Small WHITE	20x24x8		Formed Metal	480		
	Qual	5	Cond	5	Year	2014	Eff Age	7
						0		0
	Valuation Summary		Modifier Total		RCN	Depr (32% Phys/ % Func)	RCNLD	
	Base Cost (20.90 x 480)		10,032		10,032	3,210	6,822	
	SHDS	Yard Shed - BACK YARD	14x14x6		Formed Metal	196		
	Qual	3	Cond	3	Year	2010	Eff Age	16
						0		0
	Valuation Summary		Modifier Total		RCN	Depr (52% Phys/ % Func)	RCNLD	
	Base Cost (20.96 x 196)		4,108		4,108	2,136	1,972	
	CPDT	Carport - Detached	20x12x8		Formed Metal	240		
	Qual	3	Cond	3	Year	2010	Eff Age	16
						0		
	Valuation Summary		Modifier Total		RCN	Depr (60% Phys/ % Func)	RCNLD	
	Base Cost (7.94 x 240)		1,906		1,906	1,144	762	
	UTIL	UTIL/GALVANIZED	48x25x12		Galvanized Metal	1,200		
	Qual	3	Cond	3	Year	2000	Eff Age	26
						0		0
	Valuation Summary		Modifier Total		RCN	Depr (54% Phys/ % Func)	RCNLD	
	Base Cost (24.84 x 1,200)		29,808		29,808	16,096	13,712	