



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	300001868				No Image On File									
Parcel ID	0000-32-26N-25W-2-001-00													
Cadastral ID	0000-26N-25W-32-2-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	4											
Tax Area	101 - 1R-LAVERNE													
Name ID	12616													
NINE, JERRY														
2286 N 174 RD LAVERNE OK 73848-														
Parcel Location														
Situs	02228 N 174 RD													
Subdivision														
Lot/Block	/	Parcel Size	160 - Acres											
Sec/Twn/Rng	32 / 26 / 25 / 2													
Neighborhood	1000 - COUNTY													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.71736073 -99.92722188														
Building Permits														
SEC.32-26-25 NW4 BOOK 782 PAGE 496 AND BOOK 537 PAGE 405														
<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" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					537/405	BONHAM, VELDA P.	07/17/1998	80,000	MU					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	37,251	31,938	12%	3,833	Assessed	6,883	462.47					
Year Frozen		Improvements	31,668	25,422		3,050	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	68,919	57,360		6,883	Total Taxable	6,883	462.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300001868	NINE, JERRY	101	68,919	0	6,683	449.00							
2024	2024-300001868	NINE, JERRY	101	71,852	0	6,489	432.00							
2023	2023-300001868	NINE, JERRY	101	68,545	0	6,300	423.00							
2022	2022-300001868	NINE, JERRY	101	65,530	0	6,116	414.00							
2021	2021-300001868	NINE, JERRY	101	65,530	0	5,938	410.00							
2020	2020-300001868	NINE, JERRY	101	65,530	0	5,765	391.00							
2019	2019-0001868	NINE, JERRY	101	65,530		5,596	334.00							
2018	2018-0001868	NINE, JERRY	101	65,670		5,434	324.00							
2017	2017-0001868	NINE, JERRY	101	63,596		5,276	315.00							
2016	2016-0001868	NINE, JERRY	101	63,596		5,123	306.00							
2015	2015-0001868	NINE, JERRY	101	62,452		4,973	297.00							
2014	2014-0001868	NINE, JERRY	101	60,625		4,828	288.00							
2013	2013-0001868	NINE, JERRY	101	60,625		4,687	280.00							



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 1 Topography Street Access Utilities Amenities Method Acre Base Lot Value 1.00 x 5,000.00 = 5,000 Factor Value Adjustments Lot Value 5,000		

Residential Data	
Type	1 Single Family Residence
Condition	2.25 - Fair
Quality	2.25 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Asbestos Siding
Base/Total Area	1,056 / 1,056
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	2 Composition Roll
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	1,056 Total, 1,056 Partition
Garage Type	
Remodel	
Year/Eff Age	1959 / 77

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	78.69	Total Misc Impr	+ 2,041
Roofing Adj	+ 2.97	Garage Cost	+ 0
Subfloor Adj	+ 1.56	Total RCN	= 133,735
Heat/Cool Adj	+ 1.49	Depreciation (79%)	- 105,651
Plumbing Adj	+ 5.20	Lump Sums	+ 0
Basement Adj	+ 34.81	RCNLD	= 28,084
Adj Base Cost	= 124.71	Lot Value	+ 5,000
Total Area	x 1,056	Indicated Value	= 33,084
Adjusted Cost	= 131,694	Value Per SqFt	31.33

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	28,084		
Lot Value	5,000		
Indicated Value	33,084	31.33	Per SqFt
Agland Value	32,251		
Site Improvements	5,781		
Total Value	71,116	67.34	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	8535	15x4		60	34.01		2,041



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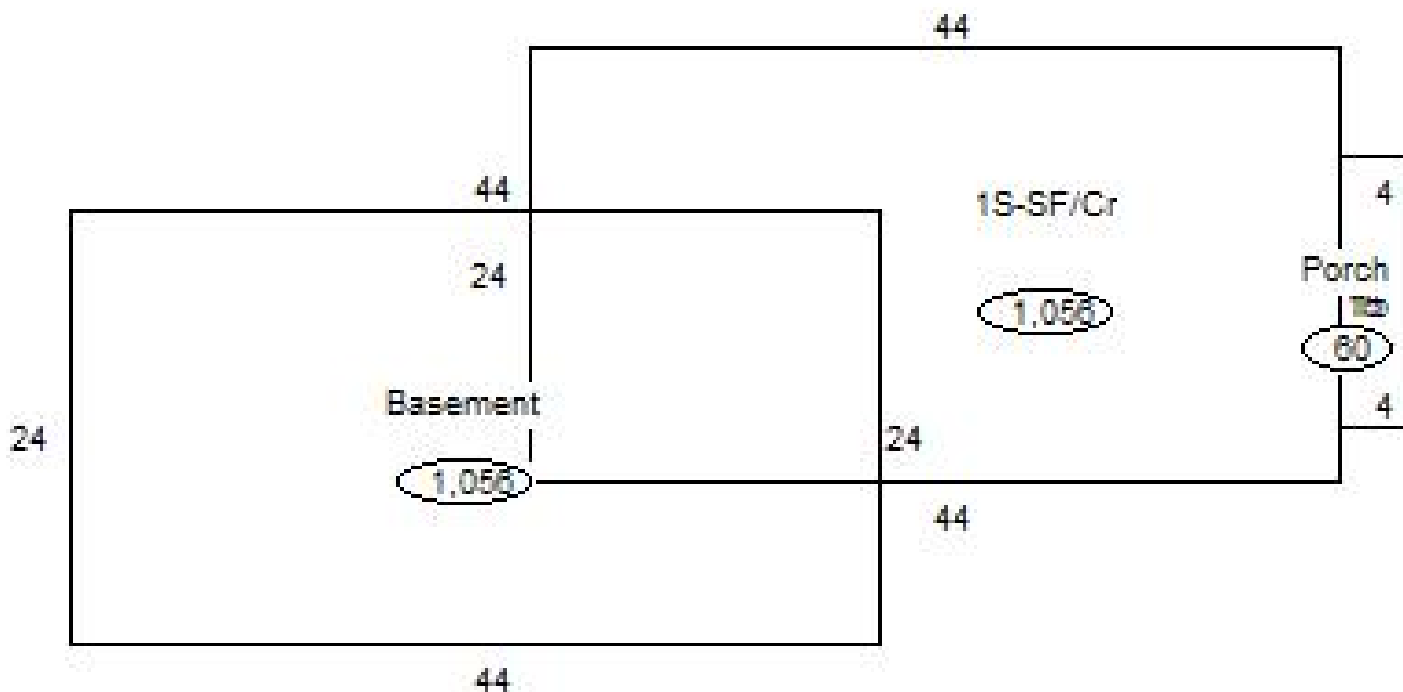
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Sketch Image

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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	1,056	1.000	1,056
2	B	1		20	Basement	1,056	1.000	1,056
3	M	RSPC		20	Porch	60	1.000	60
Total Building Area						1,056		1,056



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Shed - Small	40x16x8		Composition Shingle	640	
	Qual	2	Cond 2	Year 1985	Eff Age 49		
				0			
	Valuation Summary			Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (14.42 x 640)		9,229		9,229	7,383	1,846
	SHDS	Yard Shed - Metal	20x12x6		Galvanized Metal	240	
	Qual	2	Cond 2	Year 1985	Eff Age 49		
				0			
	Valuation Summary			Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (16.50 x 240)		3,960		3,960	3,168	792
	SHDS	Yard Shed - Wood	40x28x10		Galvanized Metal	1,120	
	Qual	2	Cond 2	Year 1985	Eff Age 49		
				0			
	Valuation Summary			Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (14.03 x 1,120)		15,714		15,714	12,571	3,143



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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
LC	LINCOLN SOILS	CR	23			9.766	117	117	1,143	1,143
LC	LINCOLN SOILS	NP	23			19.181	74	74	1,412	1,412
MA	MANSIC CLAY 0-1%	CR	51			19.358	260	260	5,025	5,025
ME	MANSKER LOAM 3-5%	CR	31			8.331	158	158	1,315	1,315
PA	PRATT BILLOWY	CR	48			88.818	244	244	21,700	21,700
PA	PRATT BILLOWY	NP	48			4.761	154	154	731	731
PC	PRATT LOAMY BILLOWY	CR	37			.050	188	188	9	9
PC	PRATT LOAMY BILLOWY	NP	37			2.559	118	118	303	303
PD	PRATT LOAMY HUMMOCKY	NP	31			6.178	99	99	613	613
NP Totals						159.000			32,251	32,251
Total Agland						159.000			32,251	32,251