




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 300001968 Parcel ID 0000-24-26N-26W-2-001-00 Cadastral ID 0000-26N-26W-24-2-001-00 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 101 - 1R-LAVERNE Name ID 12980 WRIGHT, WESLEY 702 E 4TH ST HENNESSEY OK 73742-0000 Parcel Location Situs 2426N26W21 Subdivision Lot/Block / Parcel Size 40 - Acres Sec/Twn/Rng 24 / 26 / 26 / 2 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE					 <p>0000-24-26N-26W-2-001-00 07/15/22</p> <p>0000-24-26N-26W-2-001-00_001.JPG 7/19/2022</p>																																																																																																																				
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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		 <p>0000-24-26N-26W-2-001-00 07/15/22</p> <p>0000-24-26N-26W-2-001-00_001.JPG 7/19/2022</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, Siding, Vinyl
Base/Total Area	858 / 858
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	208 Total, 208 Partition
Garage Type	
Remodel	
Year/Eff Age	1940 / 78

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	97.14	Total Misc Impr	+ 11,433
Roofing Adj	+ 4.63	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 118,520
Heat/Cool Adj	+ 1.73	Depreciation (75%)	- 88,890
Plumbing Adj	+ 7.43	Lump Sums	+ 0
Basement Adj	+ 13.88	RCNLD	= 29,630
Adj Base Cost	= 124.81	Lot Value	+ 5,000
Total Area	x 858	Indicated Value	= 34,630
Adjusted Cost	= 107,087	Value Per SqFt	40.36

Value Reconciliation		
Selected Approach	Cost Approach	
Improvements	29,630	
Lot Value	5,000	
Indicated Value	34,630	40.36 Per SqFt
Agland Value	3,461	
Site Improvements	10,226	
Total Value	48,317	56.31 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	ENCLOSED PORCH	984	21x7		147	59.29		8,716
PATC	Patio - Covered	986	24x7		168	16.17		2,717



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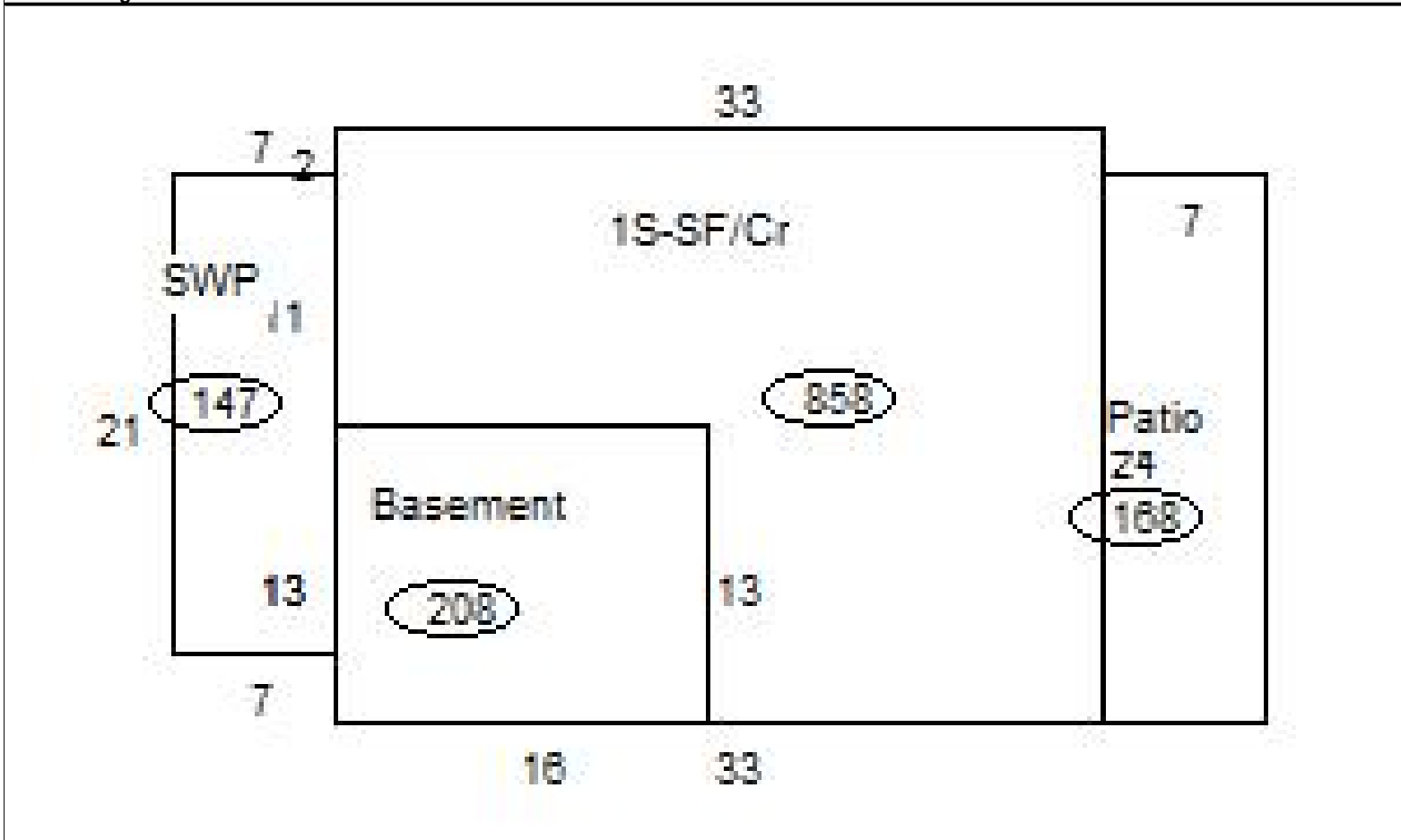
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Sketch Image

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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	858	1.000	858
2	M	EPSW		20	SWP	147	1.000	147
3	B			20	Basement	208	1.000	208
4	M	PATC		20	Patio	168	1.000	168
Total Building Area						858		858



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Wood	18x14x8		Galvanized Metal	252
	Qual	3	Cond 3	Year 1995	Eff Age 31	
	Valuation Summary		Modifier Total	RCN	Depr (78% Phys/ % Func)	RCNLD
	Base Cost (20.28 x 252)		5,111		5,111	3,987
	SHDS	Yard Shed - Wood	10x10x6		Galvanized Metal	100
	Qual	3	Cond 3	Year 1995	Eff Age 31	
	Valuation Summary		Modifier Total	RCN	Depr (78% Phys/ % Func)	RCNLD
	Base Cost (23.83 x 100)		2,383		2,383	1,859
	SHDS	Shed - Small	45x20x8		Galvanized Metal	900
	Qual	3	Cond 3	Year 1990	Eff Age 36	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (16.36 x 900)		14,724		14,724	11,779
	SHDS	Storage	20x26x8		Galvanized Metal	520
	Qual	3	Cond 3	Year 1985	Eff Age 41	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (18.02 x 520)		9,370		9,370	7,496
	HAYS	Hay Shed Open Sides	30x60x10		Galvanized Metal	1,800
	Qual	2	Cond 2	Year 1985	Eff Age 49	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (5.36 x 1,800)		9,648		9,648	7,718
	GBST	Grain Bin - Storage (2 1000 BUSHEL)	0x0x0			2,000
	Qual	3	Cond 3	Year 1985	Eff Age 41	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (1.62 x 2,000)		3,240		3,240	2,592
	BFT1	Bulk Feed Tank - Single 25 TON	0x0x0			25
	Qual	3	Cond 3	Year 1985	Eff Age 41	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (236.24 x 25)		5,906		5,906	4,725



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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
DA	DALHART 1-3%	NP	50			4.059	160	160	649	649
OA	OTERO LOAMY SAND	NP	15			6.074	48	48	292	292
PD	PRATT LOAMY HUMMOCKY	NP	31			15.477	99	99	1,535	1,535
WD	WOODWARD-QUINLAN3-8%	NP	23			13.390	74	74	985	985
NP Totals						39.000			3,461	3,461
Total Agland						39.000			3,461	3,461