



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:30:47
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Assessment Data					Primary Image									
Account	300002826				No Image On File									
Parcel ID	0000-08-27N-25W-2-001-00													
Cadastral ID	0000-27N-25W-08-2-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	3											
Tax Area	101 - 1R-LAVERNE													
Name ID	25345													
COOK, VIRGIL E. REV TRUST (1/2) & SHIRLEY D. COOK REV TRUST (1/2)														
17256 E. 8 RD GATE OK 73844-														
Parcel Location														
Situs	827N25W21													
Subdivision														
Lot/Block	/	Parcel Size	160 - Acres											
Sec/Twn/Rng	8 / 27 / 25 / 2													
Neighborhood	1000 - COUNTY													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.85221890 -99.92916909														
SEC.8-27-25 NW4 BOOK 776 PAGE 343 BOOK 776 PAGE 345														
Building Permits														
<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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
776/343 /	COOK, VIRGIL E. & COOK, VIRGIL &	05/04/2023		04										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	27,642	27,642	12%	3,317	Assessed	3,317 222.87						
Year Frozen		Improvements	0	0		0	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00						
TIF Project ID	0	Total Value	27,642	27,642		3,317	Total Taxable	3,317 223.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300002826	COOK, VIRGIL E. REV TRUST (1/2)	101	27,642	0	3,317	223.00							
2024	2024-300002826	COOK, VIRGIL E. REV TRUST (1/2)	101	27,642	0	3,317	221.00							
2023	2023-300002826	COOK, VIRGIL E. REV TRUST (1/2)	101	27,642	0	3,317	223.00							
2022	2022-300002826	COOK, VIRGIL &	101	28,931	0	3,472	235.00							
2021	2021-300002826	COOK, VIRGIL &	101	28,931	0	3,472	240.00							
2020	2020-300002826	COOK, VIRGIL &	101	28,931	0	3,472	235.00							
2019	2019-0002826	COOK, VIRGIL &	101	28,931		3,472	207.00							
2018	2018-0002826	COOK, VIRGIL &	101	28,931		3,472	207.00							
2017	2017-0002826	COOK, VIRGIL &	101	28,931		3,472	207.00							
2016	2016-0002826	COOK, VIRGIL &	101	28,931		3,472	207.00							
2015	2015-0002826	COOK, VIRGIL &	101	28,931		3,472	207.00							
2014	2014-0002826	COOK, VIRGIL &	101	28,931		3,472	207.00							
2013	2013-0002826	COOK, VIRGIL &	101	28,931		3,472	207.00							



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Lot Data		Primary Image	
Lot Size	-		
Lot Count			
Units Buildable			
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities			
Method			
Base Lot Value			
Factor Value		GRM Approach	
Adjustments		GRM Code	
Lot Value		Gross Rent	
Residential Data		Indicated Value	
Type		Multiple Regression	
Condition	-	MRA Code	
Quality	-	Adusted R	
Architecture		Indicated Value	
Style		Direct Comparables	
Exterior Wall		Selection Model DEFAULT DEFAULT SELECTION MODEL	
Base/Total Area /		Adjustment Model DEFAULT DEFAULT ADJUSTMENTS TABLE	
Style		Comparables	
HVAC		Indicated Value	
Roof Cover		Value Reconciliation	
Area on Slab		Selected Approach Cost Approach	
Fixture/RghIn /		Improvements	
Bed/F/H Bath / /		Lot Value	
Basement Area		Indicated Value 0.00 Per SqFt	
Garage Type		Aglard Value 22,451	
Remodel		Site Improvements	
Year/Eff Age /		Total Value 22,451 0.00 Total Value Per SqFt	
Cost Approach		Manual :	
Base Cost	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 0
Total Area	x	Indicated Value	= 0
Adjusted Cost	= 0	Value Per SqFt	0.00
Miscellaneous Improvements			
Code	Description	Sketch ID	Size Year Units Unit Cost Depr Value



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Agland Inventory

300002826

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
ME	MANSKER LOAM 3-5%	IP	31			13.179	122	122	1,610	1,610
PB	PRATT HUMMOCKY	IP	40			82.025	158	158	12,927	12,927
PD	PRATT LOAMY HUMMOCKY	IP	31			64.796	122	122	7,914	7,914
IP Totals						160.000			22,451	22,451
Total Agland						160.000			22,451	22,451