



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 06:31:12  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 300002855 <b>Parcel ID</b> 0000-15-27N-25W-2-001-00 <b>Cadastral ID</b> 0000-27N-25W-15-2-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 3 <b>Tax Area</b> 101 - 1R-LAVERNE <b>Name ID</b> 13583 STEVENS, MICHAEL BRUCE TRUST & TRULA J. STEVENS TRUST  818 BURTON PLACE ALVA OK 73717-0000  <b>Parcel Location</b> <b>Situs</b> 1527N25W21 <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 240 - Acres <b>Sec/Twn/Rng</b> 15 / 27 / 25 / 2 <b>Neighborhood</b> 1000 - COUNTY <b>School District</b> 1-LAVERNE - 1-LAVERNE					<p>0000-15-27N-25W-2-001-00 07/10/25</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.83026685 -99.93140127 SEC 15-27-25 NW4; N2SW BOOK 735 PAGE 99 MICHAEL BRUCE AND TRULA J. TRUSTEES OF THE TRUST																																																																																																																									
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Date 02/06/2026  
 Time 06:31:12  
 Page 2

<b>Lot Data</b>	
Lot Size	-
Lot Count	-
Units Buildable	-
Non-Ag Acres	0
Topography	-
Street Access	-
Utilities	-
Amenities	-
<b>Method</b>	
Base Lot Value	-
Factor Value	-
Adjustments	-
Lot Value	-



METAL SHED 7/15/2025

<b>Residential Data</b>	
Type	-
Condition	-
Quality	-
Architecture	-
Style	-
Exterior Wall	-
Base/Total Area	/
Style	-
HVAC	-
Roof Cover	-
Area on Slab	-
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	-
Garage Type	-
Remodel	-
Year/Eff Age	/

<b>GRM Approach</b>	
GRM Code	-
Gross Rent	-
Indicated Value	-

<b>Multiple Regression</b>	
MRA Code	-
Adjusted R	-
Indicated Value	-

<b>Direct Comparables</b>	
Selection Model	DEFAULT DEFAULT SELECTION MODEL
Adjustment Model	DEFAULT DEFAULT ADJUSTMENTS TABLE
Comparables	-
Indicated Value	-

<b>Cost Approach</b>		<b>Manual :</b>	
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

<b>Value Reconciliation</b>	
Selected Approach	Cost Approach
Improvements	-
Lot Value	-
Indicated Value	0.00 Per SqFt
Agland Value	43,386
Site Improvements	2,493
Total Value	45,879 0.00 Total Value Per SqFt

<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Page 3

300002855

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed, Metal TIN SHED	30x24x0			720
	Qual	3	Cond 3	Year 1940	Eff Age 86	
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (17.31 x 720)	12,463	12,463	9,970	2,493



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Time 06:31:12

Page 4

### Agland Inventory

300002855

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DC	DALHART-CARWILE	CR	48			.080	244	244	20	20
MD	MANSKER LOAM 1-3%	CR	39			9.263	199	199	1,839	1,839
MD	MANSKER LOAM 1-3%	NP	39			5.854	125	125	731	731
MG	MANSKER-POTTER 5-20%	NP	15			4.817	48	48	231	231
MG	MANSKER-POTTER 5-20%	CR	15			.436	76	76	33	33
PA	PRATT BILLOWY	IP	48			.027	189	189	5	5
PA	PRATT BILLOWY	CR	48			83.438	244	244	20,386	20,386
PA	PRATT BILLOWY	NP	48			55.653	154	154	8,548	8,548
PB	PRATT HUMMOCKY	NP	40			6.401	128	128	819	819
PB	PRATT HUMMOCKY	CR	40			9.604	204	204	1,955	1,955
PC	PRATT LOAMY BILLOWY	NP	37			31.336	118	118	3,710	3,710
PC	PRATT LOAMY BILLOWY	CR	37			22.934	188	188	4,319	4,319
PC	PRATT LOAMY BILLOWY	IP	37			.053	146	146	8	8
PD	PRATT LOAMY HUMMOCKY	NP	31			3.739	99	99	371	371
PD	PRATT LOAMY HUMMOCKY	IP	31			.065	122	122	8	8
PE	PRATT LOAMY DUNED	NP	20			6.288	64	64	402	402
PE	PRATT LOAMY DUNED	IP	20			.014	79	79	1	1
<b>IP Totals</b>						240.000			43,386	43,386
<b>Total Agland</b>						240.000			43,386	43,386