



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 300002874 Parcel ID 0000-19-27N-25W-1-003-00 Cadastral ID 0000-27N-25W-19-1-003-00 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 101 - 1R-LAVERNE Name ID 17691 MCATEE BROTHERS, LLC 17849 US HIWAY 64 ROSSTON OK 73855-0000 Parcel Location Situs 1927N25W13 Subdivision Lot/Block / Parcel Size 55.33 - Acres Sec/Twn/Rng 19 / 27 / 25 / 1 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE					<p>0000-19-27N-25W-1-003-00 07/11/25</p>																																																																																																																				
Legal Description Lat/Long: 36.81936111 -99.89976674 SEC 19-27N-25W TRACT IN E/2 CONT 60.6 ACRES BOOK 786 PAGE 192																																																																																																																									
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Lot Data		Primary Image						
Lot Size	-							
Lot Count	0							
Units Buildable	0							
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities								
Method								
Base Lot Value								
Factor Value		UTILITY SHEDS 7/15/2025						
Adjustments		GRM Approach						
Lot Value		GRM Code						
Residential Data		Gross Rent						
Type		Indicated Value						
Condition	-	Multiple Regression						
Quality	-	MRA Code						
Architecture		Adusted R						
Style		Indicated Value						
Exterior Wall		Direct Comparables						
Base/Total Area /		Selection Model DEFAULT DEFAULT SELECTION MODEL						
Style		Adjustment Model DEFAULT DEFAULT ADJUSTMENTS TABLE						
HVAC		Comparables						
Roof Cover		Indicated Value						
Area on Slab		Value Reconciliation						
Fixture/RghIn /		Selected Approach Cost Approach						
Bed/F/H Bath / /		Improvements						
Basement Area		Lot Value						
Garage Type		Indicated Value 0.00 Per SqFt						
Remodel		Aglard Value 5,647						
Year/Eff Age /		Site Improvements 229						
Cost Approach		Total Value 5,876 0.00 Total Value Per SqFt						
Manual :								
Base Cost 0.00	Total Misc Impr + 0							
Roofing Adj + 0.00	Garage Cost +							
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 =							
Adj Base Cost = 0.00	Lot Value +							
Total Area x	Indicated Value =							
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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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	HAYS	Open Face Shed OPF SHED	12x12x10		Galvanized Metal	144
	Qual 3	Cond 3	Year 1970	Eff Age 56		
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (7.94 x 144)	1,143	1,143	914	229



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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
LB	LAS ANIMAS OVER CLAY	NP	40			18.206	128	128	2,330	2,330
PC	PRATT LOAMY BILLOWY	NP	37			23.070	118	118	2,732	2,732
TD	TIVOLI FINE SAND	NP	13			14.053	42	42	585	585
NP Totals						55.330			5,647	5,647
Total Agland						55.330			5,647	5,647