




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 300002941 Parcel ID 0000-02-27N-26W-1-001-00 Cadastral ID 0000-27N-26W-02-1-001-00 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 101 - 1R-LAVERNE Name ID 13635 HARDISON, STEPHEN O. 16000 WHITE SETTLEMENT RD FT WORTH TX 76108-0000 Parcel Location Situs 01123 HWY 285 Subdivision Lot/Block / Parcel Size 160 - Acres Sec/Twn/Rng 2 / 27 / 26 / 1 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE																			
										HOUSE 6/17/2025									
Legal Description Lat/Long: 36.80121675 -99.57307863					Building Permits														
SEC. 2-27-26 LOTS 1-2; S2NE4 BOOK 614 PAGE 807					<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					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
					/	HARDISON, STEPHEN O.													
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax										
Remove Cap		Land Value	44,890	44,890	12%	5,387	Assessed	12,237	822.20										
Year Frozen		Improvements	69,420	57,081		6,850	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	114,310	101,971		12,237	Total Taxable	12,237	822.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-300002941	HARDISON, STEPHEN O.			101	114,310	0	11,880	798.00										
2024	2024-300002941	HARDISON, STEPHEN O.			101	114,514	0	11,533	767.00										
2023	2023-300002941	HARDISON, STEPHEN O.			101	95,613	0	11,198	752.00										
2022	2022-300002941	HARDISON, STEPHEN O.			101	90,601	0	10,872	736.00										
2021	2021-300002941	HARDISON, STEPHEN O.			101	90,601	0	10,872	751.00										
2020	2020-300002941	HARDISON, STEPHEN O.			101	90,601	0	10,872	736.00										
2019	2019-0002941	HARDISON, STEPHEN O.			101	90,601		10,873	649.00										
2018	2018-0002941	HARDISON, STEPHEN O.			101	90,601		10,873	649.00										
2017	2017-0002941	HARDISON, STEPHEN O.			101	90,196		10,659	636.00										
2016	2016-0002941	HARDISON, STEPHEN O.			101	90,196		10,349	618.00										
2015	2015-0002941	HARDISON, STEPHEN O.			101	89,205		10,047	600.00										
2014	2014-0002941	HARDISON, STEPHEN O.			101	87,573		9,755	582.00										
2013	2013-0002941	HARDISON, STEPHEN O.			101	87,865		9,470	565.00										



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 2 Topography Street Access Utilities Amenities Method Acre Base Lot Value 2.00 x 2,875.00 = 5,750 Factor Value Adjustments Lot Value 5,750		

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	1,114 / 1,114
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	1,114
Fixture/RghIn	5 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 103

HOUSE	6/17/2025
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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	79.32	Total Misc Impr	+ 8,447
Roofing Adj	+ 3.50	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 107,470
Heat/Cool Adj	+ 1.40	Depreciation (80%)	- 85,976
Plumbing Adj	+ 4.67	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 21,494
Adj Base Cost	= 88.89	Lot Value	+ 5,750
Total Area	x 1,114	Indicated Value	= 27,244
Adjusted Cost	= 99,023	Value Per SqFt	24.46

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	21,494		
Lot Value	5,750		
Indicated Value	27,244	24.46	Per SqFt
Agland Value	39,185		
Site Improvements	47,098		
Total Value	113,527	101.91	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
EPSW	Enclosed Porch - Solid Wall	8118	26x7	1950	182	46.41	8,447



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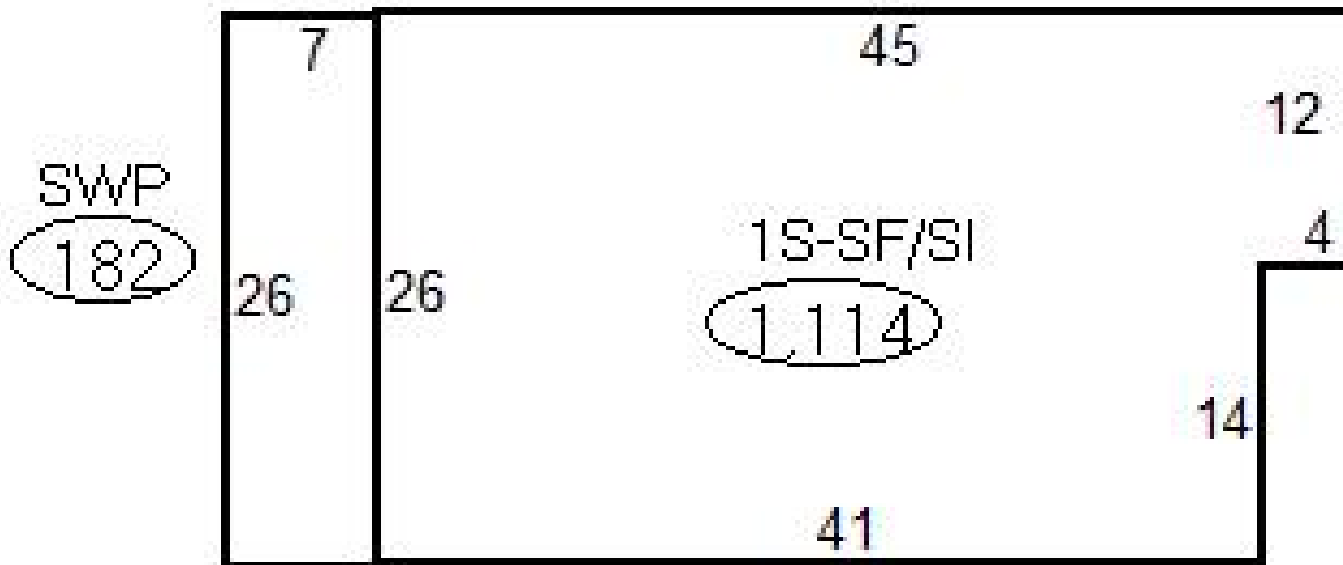
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,114	1.000	1,114
2	M	EPSW		20	SWP	182	1.000	182
Total Building Area						1,114		1,114



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	LNT0	Lean To - Attached shed	100x20x8	Dirt	Formed Metal	2,000	
	Qual 3	Cond 3	Year 1990	Eff Age 36			
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (4.45 x 2,000)	8,900		8,900	7,120	1,780
	UTIL	Utility Building	100x50x12	Concrete	Formed Metal	5,000	
	Qual 3	Cond 3	Year 1989	Eff Age 37			
	Valuation Summary		Modifier Total	RCN	Depr (63% Phys/ % Func)	RCNLD	
		Base Cost (20.09 x 5,000)	100,450		100,450	63,284	37,166
	BNGP	Barn - General Purpose	32x28x12	Base	Wood Shingle	896	
	Qual 3.5	Cond 3	Year 1980	Eff Age 46			
	Valuation Summary		Modifier Total	RCN	Depr (69% Phys/ % Func)	RCNLD	
		Base Cost (24.45 x 896)	21,907		21,907	15,116	6,791
	GBST	Grain Bin - Storage LARGE 2200 BU	0x0x0	Dirt		2,200	
	Qual 3	Cond 3	Year 1960	Eff Age 66			
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (1.62 x 2,200)	3,564		3,564	2,851	713
	GBST	Grain Bin - Storage SMALL 2000 BU	0x0x0	Dirt		2,000	
	Qual 3	Cond 3	Year 1960	Eff Age 66			
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (1.62 x 2,000)	3,240		3,240	2,592	648



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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
MB	MANSIC CLAY 1-3%	CR	45			13.798	229	229	3,161	3,161
PB	PRATT HUMMOCKY	CR	40			26.910	204	204	5,479	5,479
RB	RICHFIELD CLAY LOAM	CR	56			36.263	285	285	10,336	10,336
RC	RICHFIELD COMPLEX	CR	49			81.029	249	249	20,209	20,209
CR Totals						158.000			39,185	39,185
Total Agland						158.000			39,185	39,185