



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:42:33
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Assessment Data					Primary Image				
Account	300003669				No Image On File				
Parcel ID	0000-08-28N-25W-2-001-00								
Cadastral ID	0000-28N-25W-08-2-001-00								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	3						
Tax Area	101 - 1R-LAVERNE								
Name ID	13930								
THOMAS, EARLENE K. IRR. TRUST									
% PHYLLIS JANE MCDOWELL									
7790 THISTLETREE LANE FRISCO TX 75033-2482									
Parcel Location									
Situs	828N25W21								
Subdivision									
Lot/Block	/	Parcel Size	20 - Acres						
Sec/Twn/Rng	8 / 28 / 25 / 2								
Neighborhood	1000 - COUNTY								
School District	1-LAVERN - 1-LAVERNE								
Legal Description					Building Permits				
SEC.8-28-25 W2SE4NW4 BOOK 599 PAGE 652 EARLENE K. THOMAS IRR. TR PHYLISS J. MCDOWELL TRUSTEE					Lat/Long: 36.82901438 -99.77286763				
					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	
Remove Cap		Land Value	1,155	1,155	12%	139	Assessed	139	9.34
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	1,155	1,155		139	Total Taxable	139	9.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300003669	THOMAS, EARLENE K. IRR. TRUST	101	1,155	0	139	9.00		
2024	2024-300003669	THOMAS, EARLENE K. IRR. TRUST	101	1,155	0	139	9.00		
2023	2023-300003669	THOMAS, EARLENE K. IRR. TRUST	101	1,155	0	139	9.00		
2022	2022-300003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133	0	136	9.00		
2021	2021-300003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133	0	136	9.00		
2020	2020-300003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133	0	136	9.00		
2019	2019-0003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133		136	8.00		
2018	2018-0003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133		136	8.00		
2017	2017-0003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133		136	8.00		
2016	2016-0003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133		136	8.00		
2015	2015-0003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133		136	8.00		
2014	2014-0003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133		136	8.00		
2013	2013-0003669	THOMAS, EARLENE K. IRR. TRUST	101	1,133		136	8.00		



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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 Adjustments Lot Value								
Residential Data								
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 /				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 :		Value Reconciliation				
Base Cost	0.00	Total Misc Impr	+	0	Selected Approach Cost Approach			
Roofing Adj	+ 0.00	Garage Cost	+		Improvements			
Subfloor Adj	+ 0.00	Total RCN	=	0	Lot Value			
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0	Indicated Value 0.00 Per SqFt			
Plumbing Adj	+ 0.00	Lump Sums	+	0	Aglard Value 1,155			
Basement Adj	+ 0.00	RCNLD	=		Site Improvements			
Adj Base Cost	= 0.00	Lot Value	+		Total Value 1,155 0.00 Total Value Per SqFt			
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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Agland Inventory

300003669

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
MG	MANSKER-POTTER 5-20%	NP	15			16.217	48	48	778	778
QA	QUINLAN LOAM	NP	11			.321	35	35	11	11
WB	WOODWARD 3-8%	NP	33			3.462	106	106	366	366
NP Totals						20.000			1,155	1,155
Total Agland						20.000			1,155	1,155