



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:12:22
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Assessment Data					Primary Image																																																																																																																				
Account 300005780 Parcel ID 2001-00-022-011-0-001-00 Cadastral ID 2001-022-011-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 14949 THOMAS, ROGER LEE % JANET MOORE HARPER 710 BURRIS DRIVE YALE OK 74085-0000 Parcel Location Situs 00523 SW THIRD ST Subdivision LAVERNE ORIG. Lot/Block 0011 / 0022 Parcel Size 5 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					<p>2001-00-022-011-0-001-00 02/28/23</p> <p>2001-00-022-011-0-001-00_001.JPG 3/1/2023</p>																																																																																																																				
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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	0 0	
Lot Count		
Units Buildable	7879	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	19,698.00 x .40 = 7,879	
Factor Value		
Adjustments		
Lot Value	7,879	

Residential Data	
Type	1 Single Family Residence
Condition	1.5 - Low
Quality	1.5 - Low
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	804 / 804
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 112

GRM Approach
GRM Code
Gross Rent
Indicated Value

Multiple Regression
MRA Code
Adusted 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	81.92	Total Misc Impr	+ 1,080
Roofing Adj	+ 3.70	Garage Cost	+ 0
Subfloor Adj	+ 2.23	Total RCN	= 77,782
Heat/Cool Adj	+ 1.35	Depreciation (80%)	- 62,226
Plumbing Adj	+ 6.21	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 15,556
Adj Base Cost	= 95.40	Lot Value	+ 7,879
Total Area	x 804	Indicated Value	= 23,435
Adjusted Cost	= 76,702	Value Per SqFt	29.15

Value Reconciliation		
Selected Approach	Cost Approach	
Improvements	15,556	
Lot Value	7,879	
Indicated Value	23,435	29.15 Per SqFt
Agland Value		
Site Improvements		
Total Value	23,435	29.15 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	4448	5x4		20	30.85		617
RSPC	Raised Slab Porch - Covered	4449	5x3		15	30.86		463



Harper

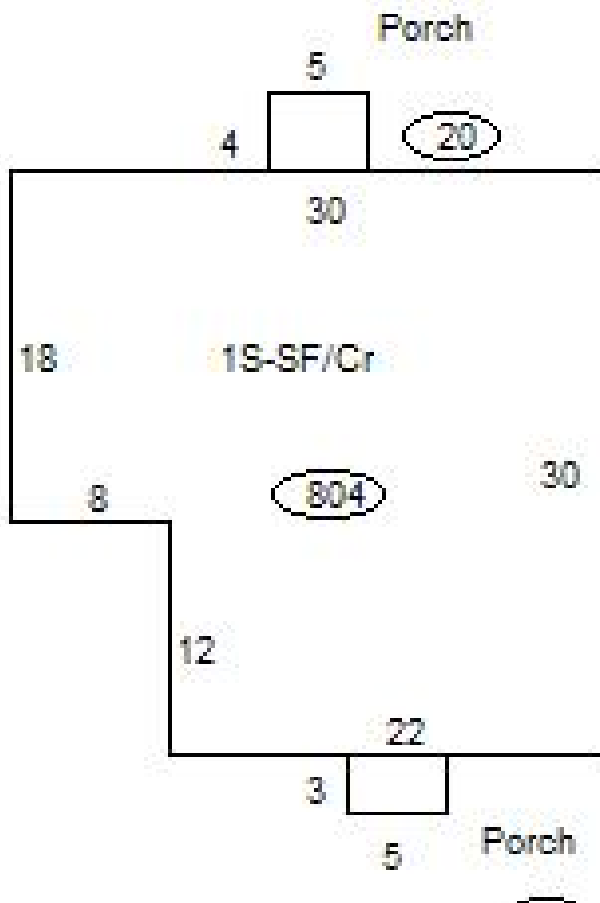
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Sketch Image

300005780



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	804	1.000	804
2	M	RSPC		20	Porch	20	1.000	20
3	M	RSPC		20	Porch	15	1.000	15
Total Building Area						804		804