



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:12:45
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Assessment Data					Primary Image																																																																																																																				
Account 300005806 Parcel ID 2001-00-025-009-0-001-00 Cadastral ID 2001-025-009-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 24459 MOORE, CLINT PO BOX 1082 LAVERNE OK 73848- Parcel Location Situs 00223 SW THIRD ST Subdivision LAVERNE ORIG. Lot/Block 0009 / 0025 Parcel Size 4 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					<p>2001-00-025-009-0-001-00_001.JPG 2/28/2023</p>																																																																																																																				
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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	100 x 140	<p>2001-00-025-009-0-001-00_001.JPG 2/28/2023</p>
Lot Count		
Units Buildable	5600	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	14,000.00 x .40 = 5,600	
Factor Value		
Adjustments		
Lot Value	5,600	

Residential Data	
Type	6 Mobile Home 80 x 18
Condition	3 - Average
Quality	3 - Average
Architecture	SWMH Singlewide MH
Style	100% Single Wide
Exterior Wall	100% Lap
Base/Total Area	1,440 / 1,440
Style	100% Single Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1988 / 38



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	48.84	Total Misc Impr	+ 4,229
Roofing Adj	+ 2.25	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 90,571
Heat/Cool Adj	+ 2.57	Depreciation (79%)	- 71,551
Plumbing Adj	+ 6.30	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 19,020
Adj Base Cost	= 59.96	Lot Value	+ 5,600
Total Area	x 1,440	Indicated Value	= 24,620
Adjusted Cost	= 86,342	Value Per SqFt	17.10

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	19,020		
Lot Value	5,600		
Indicated Value	24,620	17.10	Per SqFt
Agland Value			
Site Improvements	7,846		
Total Value	32,466	22.55	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	Wood Deck - Open	8779	22x12		264	16.02		4,229



Harper

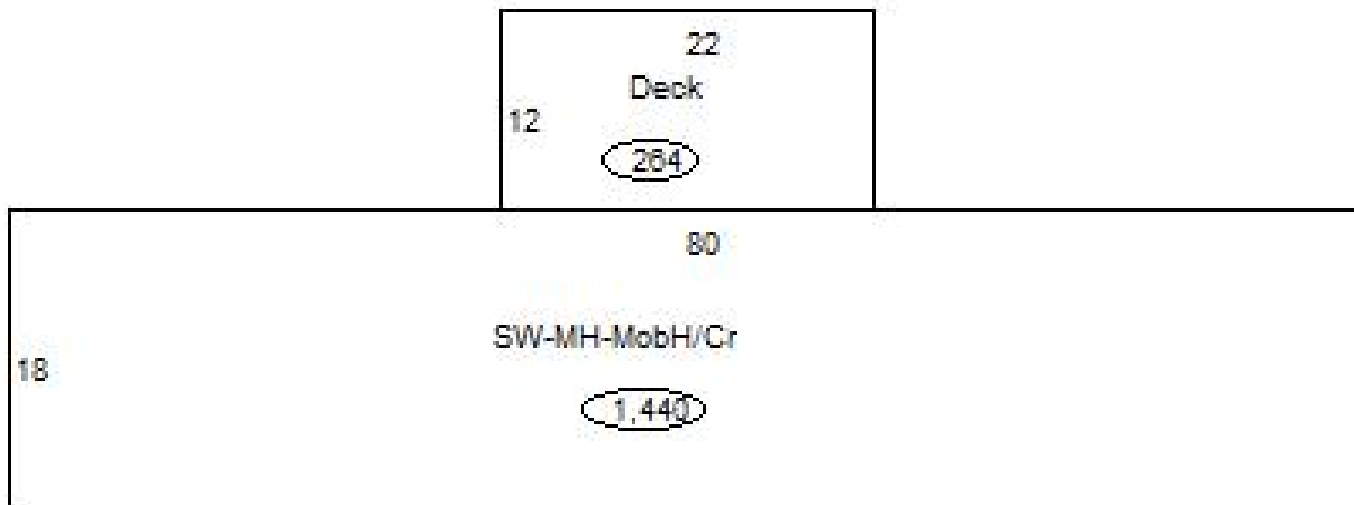
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Sketch Image

300005806



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13	Crawl	20	SW-MH-MobH/Cr	1,440	1.000	1,440
2	M	WODO		20	Deck	264	1.000	264
Total Building Area						1,440		1,440



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Yard Shed - Wood	12x10x8		Composition Shingle	120	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
		Valuation Summary	Modifier Total	RCN	Depr (70% Phys/ % Func)	RCNLD	
		Base Cost (22.67 x 120)	2,720		2,720	1,904	816
	GRDT	Garage - Detached	24x22x10		Composition Shingle	528	
	Qual	3	Cond 3	Year 1990	Eff Age 36		
		Valuation Summary	Modifier Total	RCN	Depr (62% Phys/ % Func)	RCNLD	
		Base Cost (35.04 x 528)	18,501		18,501	11,471	7,030