




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:12:57
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Assessment Data					Primary Image														
Account	300005819				 <p>FRONT OF HOUSE 2/1/2024</p>														
Parcel ID	2001-00-026-018-0-001-00																		
Cadastral ID	2001-026-018-00-0-001-00																		
Property Type	REAL - Real Property																		
Property Class	UR	VI Area	2																
Tax Area	202 - 1T-LAVERNE-C																		
Name ID	25453																		
MINER, WAYMAN L. & LINDA																			
675 N BROADWAY AVE LAVERNE OK 73848-																			
Parcel Location																			
Situs	00112 SW FOURTH ST																		
Subdivision	LAVERNE ORIG.																		
Lot/Block	0018 / 0026	Parcel Size	3 - Lots																
Sec/Twn/Rng	/ / /																		
Neighborhood	200100 - LAVERNE ORIG\MULTI																		
School District	1-LAVERN - 1-LAVERNE																		
Legal Description Lat/Long: 36.70940460 -99.89440508																			
LAVERNE ORIG. BLOCK 26 LOTS 18-19-20 BOOK 779 PAGE 85 (JT)																			
Building Permits																			
<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> <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																			
Code	Type	Active	Maximum	Exemption															
Sale History																			
Bk/Pg	Grantor	Date	Price	Code															
779/85	MINER, WAYMAN	12/12/2023		04															
779/20	MINER, RACHEL (LIFE EST)	12/07/2023		04															
/	MINER, RACHEL (LIFE EST)																		
Parcel Valuation																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax											
Remove Cap		Land Value	4,200	4,200	12%	504	Assessed	7,100 477.05											
Year Frozen		Improvements	54,963	54,963		6,596	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00											
TIF Project ID	0	Total Value	59,163	59,163		7,100	Total Taxable	7,100 477.00											
Assessment History																			
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax												
2025	2025-300005819	MINER, WAYMAN L. & LINDA	202	59,163	0	7,100	477.00												
2024	2024-300005819	MINER, WAYMAN L. & LINDA	202	64,701	0	7,041	468.00												
2023	2023-300005819	MINER, RACHEL (LIFE EST)	202	62,094	0	6,706	450.00												
2022	2022-300005819	MINER, RACHEL (LIFE EST)	202	53,222	0	6,387	432.00												
2021	2021-300005819	MINER, RACHEL (LIFE EST)	202	52,188	0	6,263	432.00												
2020	2020-300005819	MINER, RACHEL (LIFE EST)	202	52,006	0	6,241	423.00												
2019	2019-0005819	MINER, RACHEL (LIFE EST)	202	52,006		4,207	251.00												
2018	2018-0005819	MINER, RACHEL (LIFE EST)	202	56,298		4,006	239.00												
2017	2017-0005819	MINER, RACHEL (LIFE EST)	202	53,980		3,816	228.00												
2016	2016-0005819	MINER, RACHEL (LIFE EST)	202	53,980		3,634	217.00												
2015	2015-0005819	MINER, RACHEL (LIFE EST)	202	53,281		3,461	207.00												
2014	2014-0005819	MINER, RACHEL (LIFE EST)	202	57,115		3,297	197.00												
2013	2013-0005819	MINER, RACHEL (LIFE EST)	202	59,589		3,140	187.00												



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Lot Data		Square-Foot - LAVERNE ORIGMULTI
Lot Size		75 x 140
Lot Count		
Units Buildable		4200
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	10,500.00 x .40 = 4,200	
Factor Value		
Adjustments		
Lot Value		4,200



FRONT OF HOUSE

2/1/2024

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.75 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,442 / 1,442
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,442
Fixture/RghIn	5 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	276 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1960 / 66

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	88.86	Total Misc Impr	+ 6,643
Roofing Adj	+ 3.83	Garage Cost	+ 8,298
Subfloor Adj	+ -1.45	Total RCN	= 167,389
Heat/Cool Adj	+ 10.27	Depreciation (68%)	- 113,824
Plumbing Adj	+ 4.22	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 53,565
Adj Base Cost	= 105.72	Lot Value	+ 4,200
Total Area	x 1,442	Indicated Value	= 57,765
Adjusted Cost	= 152,448	Value Per SqFt	40.06

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	53,565		
Lot Value	4,200		
Indicated Value	57,765	40.06	Per SqFt
Agland Value			
Site Improvements			
Total Value	57,765	40.06	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Msn Cls A	0		1	1	4,562.09		4,562
PRCH	Slab Porch - Covered	4575	16x6		96	21.68		2,081



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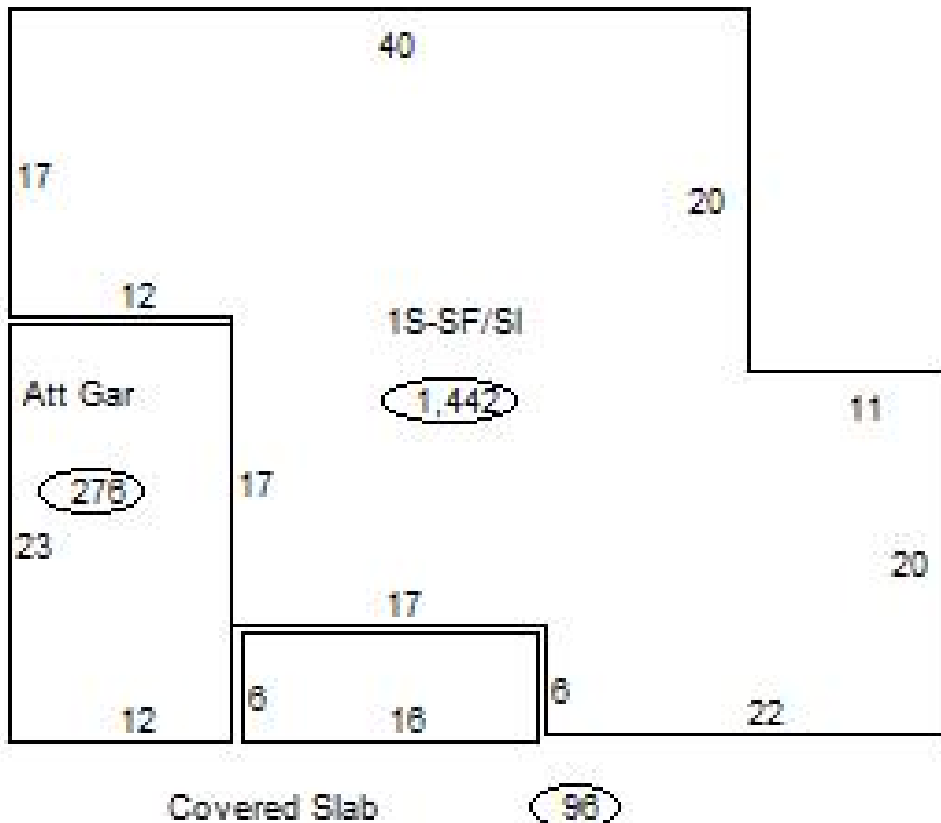
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Sketch Image

300005819



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	G	1		20	Att Gar	276	1.000	276
2	M	PRCH		20	Covered Slab	96	1.000	96
3	R	1	Slab	20	1S-SF/SI	1,442	1.000	1,442
Total Building Area						1,442		1,442