



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 300005856 Parcel ID 2001-00-031-004-0-001-00 Cadastral ID 2001-031-004-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 2 Tax Area 202 - 1T-LAVERNE-C Name ID 18205 DEAL, ALAN L. & SHILOH DEAL (JT) P O BOX 1068 LAVERNE OK 73848-0000 Parcel Location Situs 00107 SW SECOND ST Subdivision LAVERNE ORIG. Lot/Block 0004 / 0031 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					<p>2001-00-031-004-0-001-00 01/30/24</p>																													
HOUSE 2/1/2024																																		
Legal Description Lat/Long: 36.71404892 -99.89921311					Building Permits																													
LAVERNE ORIG BLOCK 31 LOT 4; E 10' OF 5					<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> <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					Sale History																													
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																									
					767/630	DEAL, ALAN L.	04/18/2022	0	04																									
					726/447	CLASON, THEDA M.	04/13/2017	10,000	21																									
					657/742	BURGESS, J. D. &	01/26/2010	5,000	21																									
					634/396	CLASON, THEDA M.	02/13/2008	5,000	PQ																									
					565/802	STOLL & HALE, LEORA	06/30/2001	6,500	21																									
Parcel Valuation																																		
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax																									
Remove Cap			Land Value	1,960	12%	235	Assessed	1,772	119.06																									
Year Frozen			Improvements	15,222		1,537	Penalty	0																										
Uncapped Value	0		Mobile Home	0		0	Exemption	0	0.00																									
TIF Project ID	0		Total Value	17,182		1,772	Total Taxable	1,772	119.00																									
Assessment History																																		
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																									
2025	2025-300005856	DEAL, ALAN L. &			202	17,182	0	1,688	113.00																									
2024	2024-300005856	DEAL, ALAN L. &			202	18,143	0	1,607	107.00																									
2023	2023-300005856	DEAL, ALAN L. &			202	18,850	0	1,532	103.00																									
2022	2022-300005856	DEAL, ALAN L. &			202	13,728	0	1,458	99.00																									
2021	2021-300005856	DEAL, ALAN L.			202	13,823	0	1,389	96.00																									
2020	2020-300005856	DEAL, ALAN L.			202	13,428	0	1,323	90.00																									
2019	2019-0005856	DEAL, ALAN L.			202	13,428		1,260	75.00																									
2018	2018-0005856	DEAL, ALAN L.			202	10,000		1,200	72.00																									
2017	2017-0005856	DEAL, ALAN L.			202	14,021		803	48.00																									
2016	2016-0005856	CLASON, THEDA M.			202	14,021		765	46.00																									
2015	2015-0005856	CLASON, THEDA M.			202	13,850		729	44.00																									
2014	2014-0005856	CLASON, THEDA M.			202	14,769		695	41.00																									
2013	2013-0005856	CLASON, THEDA M.			202	20,707		661	39.00																									



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Lot Data		Square-Foot - LAVERNE ORIGMULTI
Lot Size	0	0
Lot Count		
Units Buildable	1960	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	4,900.00 x .40 =	1,960
Factor Value		
Adjustments		
Lot Value	1,960	



HOUSE 2/1/2024

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	528 / 528
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	580 Carport - Gable Roof
Remodel	
Year/Eff Age	1940 / 86

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	106.41	Total Misc Impr	+ 2,894
Roofing Adj	+ 4.96	Garage Cost	+ 4,861
Subfloor Adj	+ 0.00	Total RCN	= 73,839
Heat/Cool Adj	+ 1.73	Depreciation (80%)	- 59,071
Plumbing Adj	+ 12.07	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 14,768
Adj Base Cost	= 125.16	Lot Value	+ 1,960
Total Area	x 528	Indicated Value	= 16,728
Adjusted Cost	= 66,084	Value Per SqFt	31.68

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	14,768		
Lot Value	1,960		
Indicated Value	16,728	31.68	Per SqFt
Agland Value			
Site Improvements	514		
Total Value	17,242	32.66	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
RSPC	Raised Slab Porch - Covered	4700	12x6		72	40.20	2,894



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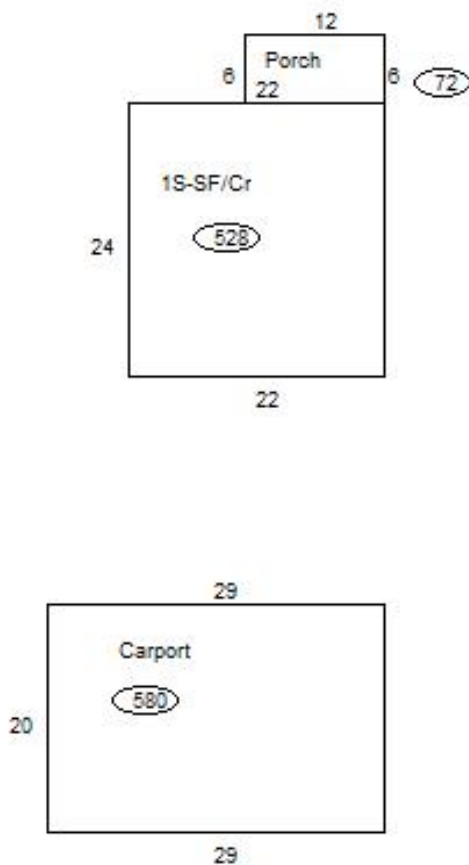
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	528	1.000	528
2	M	RSPC		20	Porch	72	1.000	72
3	G	3		20	Carport	580	1.000	580
Total Building Area						528		528



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Metal	15x8x8		Galvanized Metal	120
	Qual	3	Cond 3	Year 1970	Eff Age 56	
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (21.43 x 120)	2,572		2,572	2,058
						514