



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:14:01
 Page 1

Assessment Data					Primary Image														
Account 300005889 Parcel ID 2001-00-035-003-0-001-00 Cadastral ID 2001-035-003-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 15033 THORNE, MATTHEW J. % KANDIE DUNSWORTH 511 N. BROADWAY LAVERNE OK 73848-																			
Parcel Location Situs 00507 SW SECOND ST Subdivision LAVERNE ORIG. Lot/Block 0003 / 0035 Parcel Size 3 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE																			
Legal Description Lat/Long: 36.70641266 -99.89657877					Building Permits														
LAVERNE ORIG BLOCK 35 LOTS 3-4-5					<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> </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										
					622/608	RUDDY, JANET	02/26/2007	18,500	11										
					611/327	PRICE, BRYAN	03/13/2006	16,000	MU										
					584/776	WINN, CAROL & JOE E. WINN	06/26/2003	3,000	U										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax										
Remove Cap			Land Value	4,200	2,066	12%	248	Assessed	985										
Year Frozen			Improvements	14,243	6,140		737	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0										
TIF Project ID	0		Total Value	18,443	8,206		985	Total Taxable	985										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-300005889	THORNE, MATTHEW J.			202	18,443	0	938	63.00										
2024	2024-300005889	THORNE, MATTHEW J.			202	19,580	0	893	59.00										
2023	2023-300005889	THORNE, MATTHEW J.			202	16,487	0	851	57.00										
2022	2022-300005889	THORNE, MATTHEW J.			202	16,487	0	810	55.00										
2021	2021-300005889	THORNE, MATTHEW J.			202	16,487	0	772	53.00										
2020	2020-300005889	THORNE, MATTHEW J.			202	16,487	0	735	50.00										
2019	2019-0005889	THORNE, MATTHEW J.			202	16,487		700	42.00										
2018	2018-0005889	THORNE, MATTHEW J.			202	17,980		667	40.00										
2017	2017-0005889	THORNE, MATTHEW J.			202	17,384		636	38.00										
2016	2016-0005889	THORNE, MATTHEW J.			202	17,384		605	36.00										
2015	2015-0005889	THORNE, MATTHEW J.			202	17,190		576	34.00										
2014	2014-0005889	THORNE, MATTHEW J.			202	18,174		549	33.00										
2013	2013-0005889	THORNE, MATTHEW J.			202	26,960		523	31.00										



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Date 02/06/2026
 Time 07:14:01
 Page 2

Lot Data		Square-Foot - LAVERNE ORIGMULTI		Primary Image				
Lot Size	75 x 140	 <p>2001-00-035-003-0-001-00_001.JPG 2/28/2023</p>						
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							
Residential Data								
Type	1 Single Family Residence							
Condition	1 - Low							
Quality	1 - Low							
Architecture	TRAD TRADITIONAL							
Style	100% One Story							
Exterior Wall	100% Frame, Stucco							
Base/Total Area	812 / 812							
Style	100% One Story							
HVAC	1 Wall Air Conditioners (Count)							
Roof Cover	4 Metal, Preformed							
Area on Slab	0							
Fixture/RghIn	5 /							
Bed/F/H Bath	2 / 1.0 /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	1930 / 134							
Cost Approach		Manual :						
Base Cost	76.17	Total Misc Impr	+	93				
Roofing Adj	+ 4.16	Garage Cost	+					
Subfloor Adj	+ 2.22	Total RCN	=	71,898				
Heat/Cool Adj	+ 0.00	Depreciation (80%)	-	57,518				
Plumbing Adj	+ 5.88	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	14,380				
Adj Base Cost	= 88.43	Lot Value	+	4,200				
Total Area	x 812	Indicated Value	=	18,580				
Adjusted Cost	= 71,805	Value Per SqFt		22.88				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab	4791	4x3		12	7.79		93



2001-00-035-003-0-001-00_001.JPG 2/28/2023

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	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	14,380		
Lot Value	4,200		
Indicated Value	18,580	22.88	Per SqFt
Agland Value			
Site Improvements			
Total Value	18,580	22.88	Total Value Per SqFt



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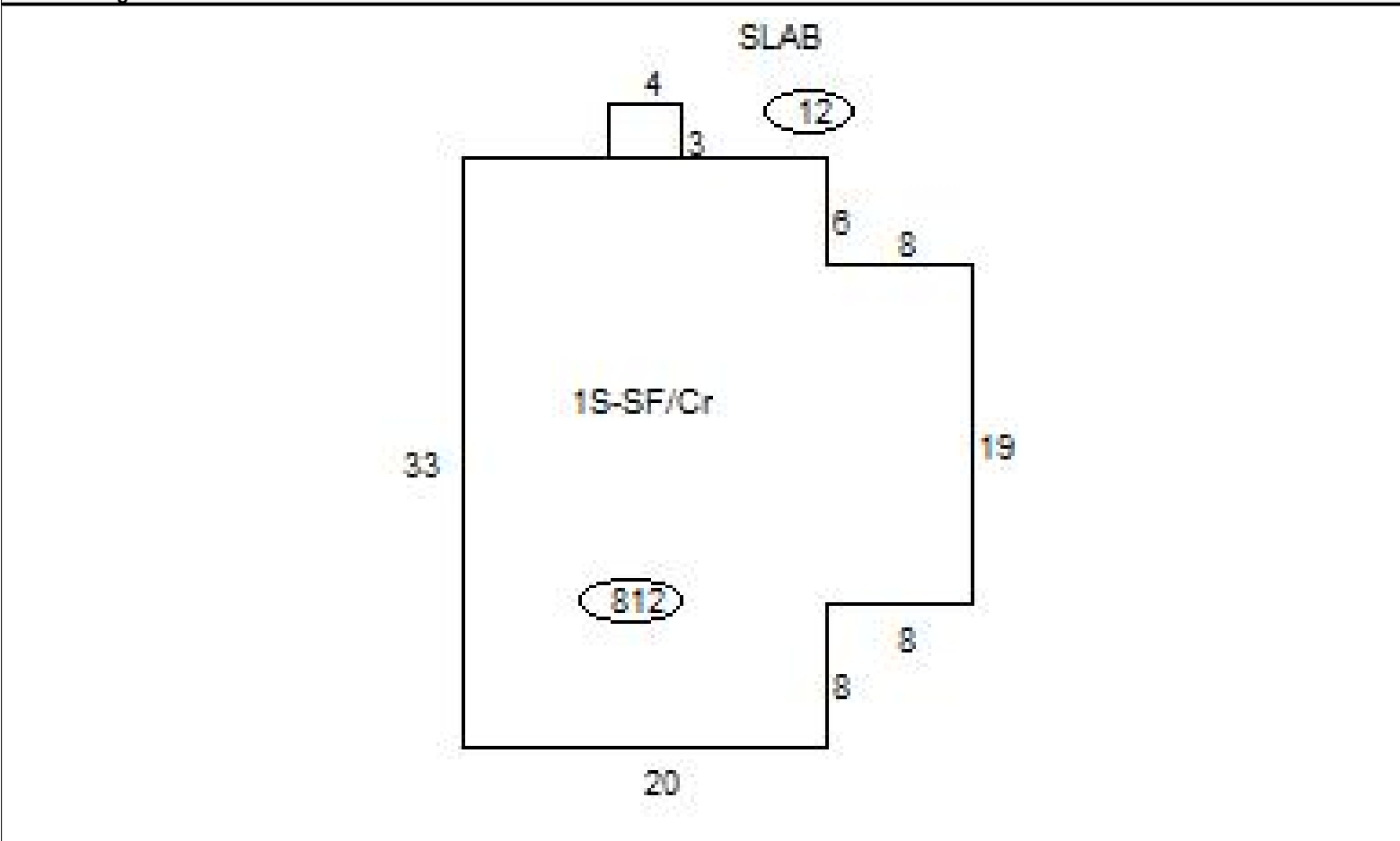
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Date 02/06/2026
Time 07:14:01
Page 3

Sketch Image

300005889



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	812	1.000	812
2	M	PATO		20	SLAB	12	1.000	12
Total Building Area						812		812