



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:14:40
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300005933 Parcel ID 2001-00-039-013-0-001-00 Cadastral ID 2001-039-013-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 25142 HARRIS, KAREN & ELIZABETH POPE PO BOX 463 LAVERNE OK 73848- Parcel Location Situs 00218 SW SECOND ST Subdivision LAVERNE ORIG. Lot/Block 0013 / 0039 Parcel Size 4 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE																																																																																																																									
Legal Description Lat/Long: 36.70998918 -99.90351095 LAVERNE ORIG BLOCK 39 LOTS 13-14-15-16 BOOK 770 PAGE 416										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> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																						
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Date 02/06/2026
 Time 07:14:40
 Page 2

Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	100 x 140	
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	1 Single Family Residence
Condition	3.5 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	1,840 / 1,840
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,840
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	PARTIAL -
Year/Eff Age	1960 / 44

HOUSE	3/1/2023
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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	100,564		
Lot Value	5,600		
Indicated Value	106,164	57.70	Per SqFt
Agland Value			
Site Improvements	15,565		
Total Value	121,729	66.16	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	82.72	Total Misc Impr	+ 11,547
Roofing Adj	+ 3.85	Garage Cost	+
Subfloor Adj	+ -1.78	Total RCN	= 197,185
Heat/Cool Adj	+ 10.77	Depreciation (49%)	- 96,621
Plumbing Adj	+ 5.32	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 100,564
Adj Base Cost	= 100.89	Lot Value	+ 5,600
Total Area	x 1,840	Indicated Value	= 106,164
Adjusted Cost	= 185,638	Value Per SqFt	57.70

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	4957	15x8	1960	120	39.98		4,798
PATO	Patio - Open	4958	35x15	2018	525	7.33		3,848
CPDT	Carport - Detached	8679	20x15	2010	300	9.67		2,901



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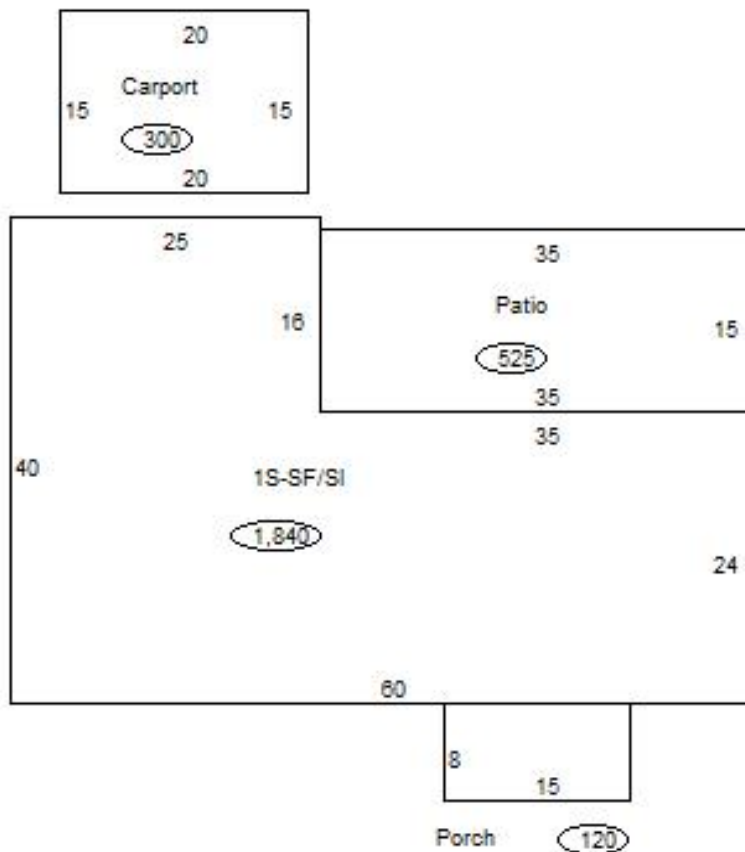
Date 02/06/2026

Time 07:14:40

Page 3

Sketch Image

300005933



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	1,840	1.000	1,840
2	M	RSPC		20	Porch	120	1.000	120
3	M	PATO		20	Patio	525	1.000	525
4	M	CPDT		20	Carport	300	1.000	300
Total Building Area						1,840		1,840



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Page 4

300005933

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Storage RVAL 2014	12x12x6		Formed Metal	144	
	Qual	3	Cond 3	Year 2014	Eff Age 12		
	Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)		RCNLD
	Base Cost (22.09 x 144)		3,181		3,181	1,463	1,718
	PACN	Paving - Concrete / UNDER CARPORT	25x25x0			625	
	Qual	3	Cond 3	Year 2012	Eff Age 14		
	Valuation Summary		Modifier Total	RCN	Depr (77% Phys/ % Func)		RCNLD
	Base Cost (4.14 x 625)		2,588		2,588	1,993	595
	PACN	Paving - Concrete / BY UTIL. SHED	20x8x0			160	
	Qual	3	Cond 3	Year 1995	Eff Age 31		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)		RCNLD
	Base Cost (6.21 x 160)		994		994	795	199
	UTIL	Utility Building	35x35x12	Concrete	Formed Metal	1,225	
	Qual	3	Cond 3	Year 1990	Eff Age 36		
	Valuation Summary		Modifier Total	RCN	Depr (62% Phys/ % Func)		RCNLD
	Base Cost (27.88 x 1,225)		34,153		34,153	21,175	12,978
	PACN	Paving - Concrete / SIDEWALK	12x4x0			48	
	Qual	3	Cond 3	Year 1960	Eff Age 66		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)		RCNLD
	Base Cost (7.82 x 48)		375		375	300	75