



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 07:14:46  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 300005940 <b>Parcel ID</b> 2001-00-040-013-0-001-00 <b>Cadastral ID</b> 2001-040-013-00-0-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> UR VI Area 2 <b>Tax Area</b> 202 - 1T-LAVERNE-C <b>Name ID</b> 15075 NEW START PROPERTIES, L.L.C.  PO BOX 22 LAVERNE OK 73848-0000  <b>Parcel Location</b> <b>Situs</b> 00124 SW SECOND ST <b>Subdivision</b> LAVERNE ORIG. <b>Lot/Block</b> 0013 / 0040 <b>Parcel Size</b> 2 - Lots <b>Sec/Twn/Rng</b> / / / <b>Neighborhood</b> 200100 - LAVERNE ORIG\MULTI <b>School District</b> 1-LAVERN - 1-LAVERNE					<p>2001-00-040-013-0-001-00 01/30/24</p>																																																																																																																				
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<b>Legal Description</b> Lat/Long: 36.71240973 -99.89896692					<b>Building Permits</b>																																																																																																																				
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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	50 x 140	
Lot Count		
Units Buildable	2800	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	7,000.00 x .40 = 2,800	
Factor Value		
Adjustments		
Lot Value	2,800	

Residential Data	
Type	1 Single Family Residence
Condition	3.2 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,182 / 1,182
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	230 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1940 / 83

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	27,766	
Lot Value	2,800	
Indicated Value	30,566	25.86 Per SqFt
Agland Value		
Site Improvements		
Total Value	30,566	25.86 Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	88.32	Total Misc Impr	+ 458
Roofing Adj	+ 4.21	Garage Cost	+ 7,963
Subfloor Adj	+ 0.00	Total RCN	= 126,207
Heat/Cool Adj	+ 1.73	Depreciation ( 78%)	- 98,441
Plumbing Adj	+ 5.40	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 27,766
Adj Base Cost	= 99.65	Lot Value	+ 2,800
Total Area	x 1,182	Indicated Value	= 30,566
Adjusted Cost	= 117,786	Value Per SqFt	25.86

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	4990	5x4		20	22.88		458



Harper

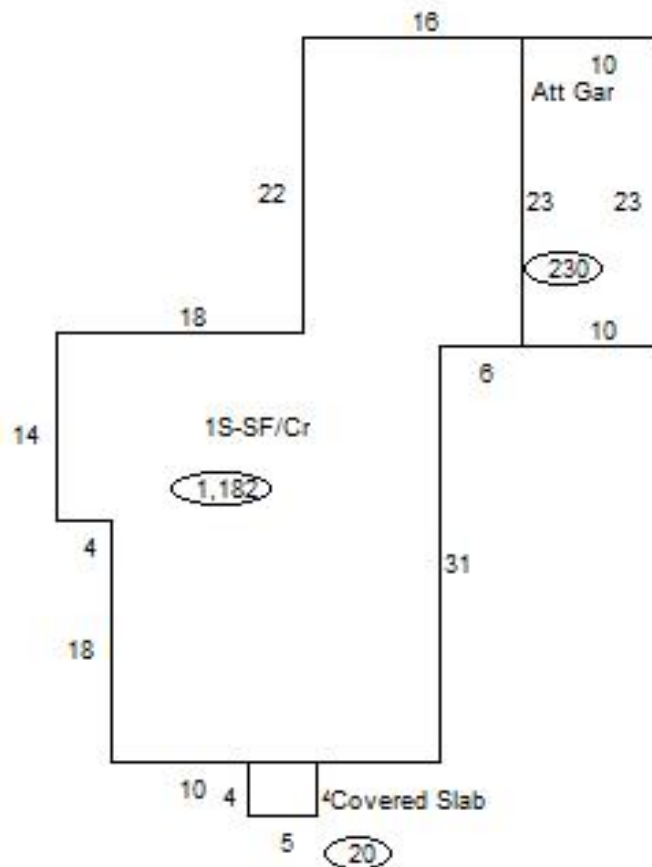
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Sketch Image

300005940



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	1,182	1.000	1,182
2	M	PRCH		20	Covered Slab	20	1.000	20
3	G	1		20	Att Gar	230	1.000	230
<b>Total Building Area</b>						1,182		1,182