



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:14:50
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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
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	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.2 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	1,008 / 1,008
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	676 Detached Garage - Unfinished
Remodel	
Year/Eff Age	1930 / 96

HOUSE	2/1/2024
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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	

Cost Approach		Manual :	
Base Cost	96.63	Total Misc Impr	+ 8,802
Roofing Adj	+ 4.67	Garage Cost	+ 24,312
Subfloor Adj	+ 0.00	Total RCN	= 143,802
Heat/Cool Adj	+ 1.83	Depreciation (80%)	- 115,041
Plumbing Adj	+ 6.69	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 28,761
Adj Base Cost	= 109.81	Lot Value	+ 4,200
Total Area	x 1,008	Indicated Value	= 32,961
Adjusted Cost	= 110,688	Value Per SqFt	32.70

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	28,761		
Lot Value	4,200		
Indicated Value	32,961	32.70	Per SqFt
Agland Value			
Site Improvements	3,467		
Total Value	36,428	36.14	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	5003	16x10		160	23.38		3,741
FPR1	Fireplace - Residential 1 Story			1	1	5,060.75		5,061



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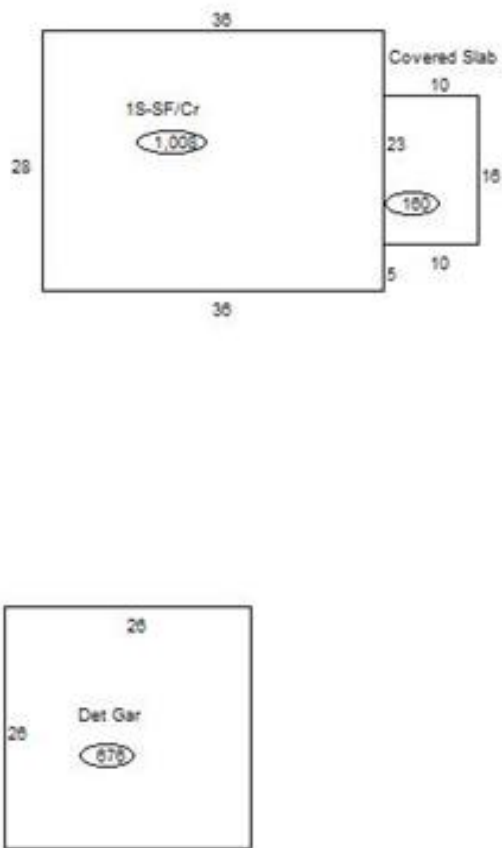
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Sketch Image

300005945



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		20	Covered Slab	160	1.000	160
2	R	1	Crawl	20	1S-SF/Cr	1,008	1.000	1,008
3	G	2		20	Det Gar	676	1.000	676
Total Building Area						1,008		1,008



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	CPDT	Carport - Detached	24x20x8		Formed Metal	480	
	Qual	3	Cond 3	Year 2020	Eff Age 6		
	Valuation Summary			Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (7.94 x 480)		3,811		3,811	1,410	2,401
	PACN	Paving - Concrete	22x10x0			220	
	Qual	3	Cond 3	Year 1970	Eff Age 56		
	Valuation Summary			Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (5.34 x 220)		1,175		1,175	940	235
	SHDS	Yard Shed - Metal	16x12x8		Composition Shingle	192	
	Qual	3	Cond 3	Year 1930	Eff Age 96		
	Valuation Summary			Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (21.63 x 192)		4,153		4,153	3,322	831