



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:15:45
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Assessment Data					Primary Image									
Account	300006007				<p>2001-00-046-023-0-001-00 02/28/23</p>									
Parcel ID	2001-00-046-023-0-001-00													
Cadastral ID	2001-046-023-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UC	VI Area 1												
Tax Area	202 - 1T-LAVERNE-C													
Name ID	15118													
MERLE'S INC														
PO BOX 711 LAVERNE OK 73848-0000														
Parcel Location														
Situs	00114 S OKLAHOMA													
Subdivision	LAVERNE ORIG.													
Lot/Block	0023 / 0046	Parcel Size 1 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.71157000 -99.89846780														
LAVERNE ORIG BLOCK 46 LOT N 40' 23-24														
MAIN BUILDING 3/1/2023														
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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					/	MERLE'S INC								
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap	Land Value	1,600	1,600	12%	192	Assessed	2,400	161.26						
Year Frozen	Improvements	19,264	18,401		2,208	Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00						
TIF Project ID	0	Total Value	20,864	20,001	2,400	Total Taxable	2,400	161.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006007	MERLE'S INC	202	20,864	0	2,286	154.00							
2024	2024-300006007	MERLE'S INC	202	22,434	0	2,177	145.00							
2023	2023-300006007	MERLE'S INC	202	19,314	0	2,074	139.00							
2022	2022-300006007	MERLE'S INC	202	19,314	0	1,975	134.00							
2021	2021-300006007	MERLE'S INC	202	19,314	0	1,881	130.00							
2020	2020-300006007	MERLE'S INC	202	19,314	0	1,791	121.00							
2019	2019-0006007	MERLE'S INC	202	19,314		1,706	102.00							
2018	2018-0006007	MERLE'S INC	202	19,314		1,625	97.00							
2017	2017-0006007	MERLE'S INC	202	17,278		1,547	92.00							
2016	2016-0006007	MERLE'S INC	202	17,278		1,474	88.00							
2015	2015-0006007	MERLE'S INC	202	15,836		1,404	84.00							
2014	2014-0006007	MERLE'S INC	202	15,836		1,337	80.00							
2013	2013-0006007	MERLE'S INC	202	46,152		1,273	76.00							



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Lot Data	Primary Image	
<p>Lot Size 50 x 40</p> <p>Lot Count</p> <p>Units Buildable 1600</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 13 LAVERNE COMM</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 2,000.00 x .80 = 1,600</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 1,600</p>		
Cost Approach		
<p>Manual Date 07/2025</p> <p>Total Building Area 1,788</p> <p>Total Base Value 91,510</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New 91,510</p> <p>Phys/Func Depreciation Loss ()</p> <p>RCN Less Phys/Func 18,302</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources) 18,302</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value 18,302</p> <p>Land Value 1,600</p> <p>Cost Approach Value 19,902 11.13/SqFt</p>	<p>Image Information</p> <p>Image ID 25210</p> <p>Image Date 3/1/2023</p> <p>Name 001.JPG</p> <p>Description MAIN BUILDING</p>	
Income Approach	Value Reconciliation	
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value 0.00</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 1,600</p> <p>Total Appraised Value 19,902 11.13/SqFt</p>	



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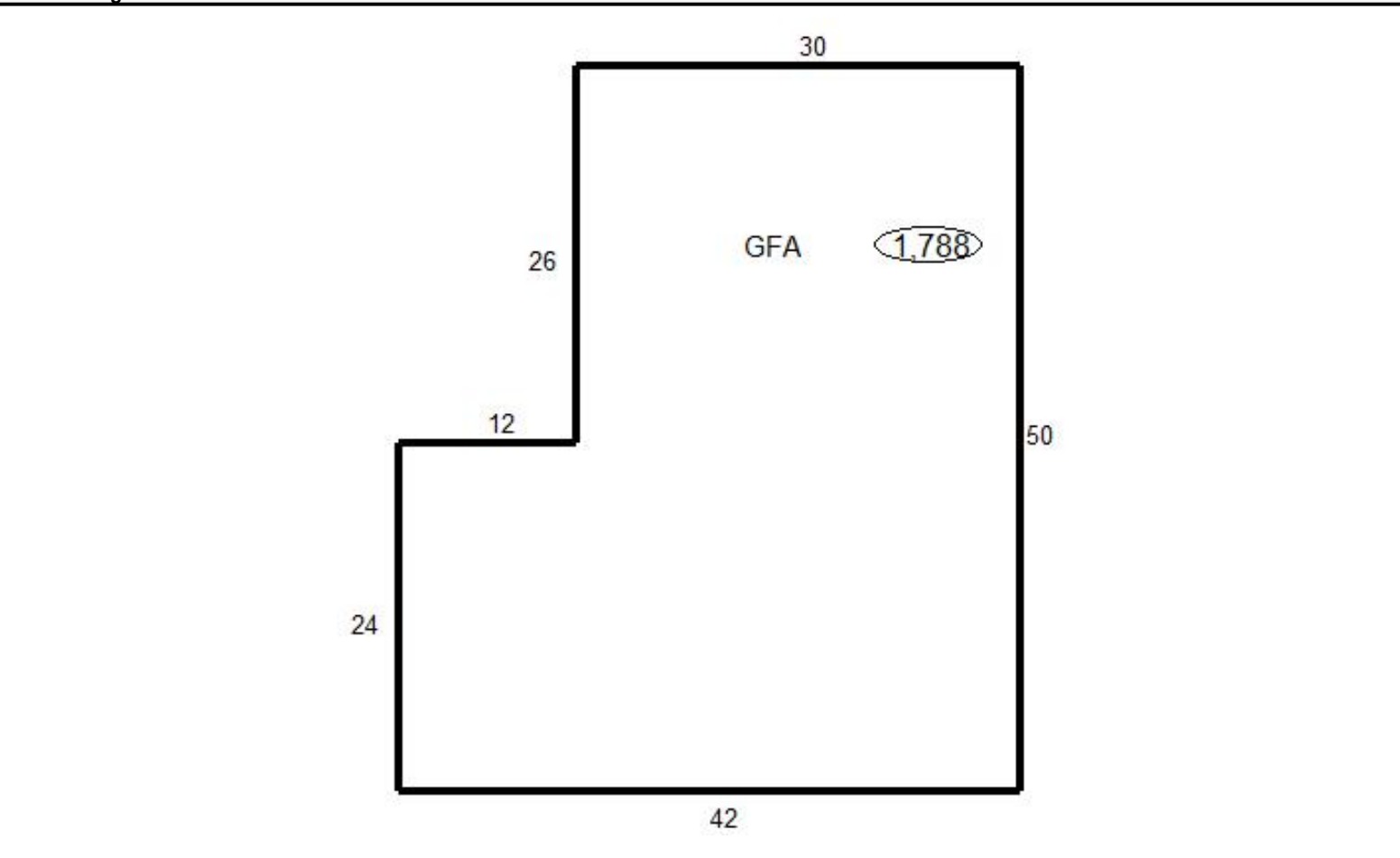
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Sketch Image

300006007



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	528		13	GFA-528	1,788	1.000	1,788
Total Building Area						1,788		1,788



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Account	300006007	Tax Area Code	202
Parcel ID	2001-00-046-023-0-001-00	Property Class	UC
Cadastral ID	2001-046-023-00-0-001-00	Owners Name	MERLE'S INC

Building Data

Building ID	159
Building Sequence	1
Occupancy 1	528 Service Repair Garage 100%
Occupancy 2	
Occupancy 3	
Total Floor Area	1,788
Average Perimeter	184
Number Of Storys	1.00
Average Wall Ht	12.00
Year Built	1952
Effective Age	89
Construction Class	2 - Heavier Wood or Steel Stud Frame
Quality	3 - Average
Condition	2 - Fair
Exterior Wall	
Heating/Cooling	15 - No HVAC
Roof Type	Flat
Roof Cover	Tar & Gravel

Building Image

Basement Area
 Basement Levels
 Basement Finish
 Finish Code - 1
 Finish Area - 1
 Finish Code - 2
 Finish Area - 2

Image Information

Image Name
 Image Date
 Image Name
 Description

Cost Calculations

Appraisal Zone	1
Zone Description	VI AREA 1
Base Cost	51.18
Wall Cost	0.00
HVAC Cost	0.00
Basement Cost	0.00
Total Base Cost	51.18
Total Area	1,788
Base RCN	91,510
Misc Impr Value	

Manual Date	
Base Year	2026
Modifier Value	
Total Replacement Cost	91,510
Physical Depreciation	80%
Functional Depreciation	
Total Depreciation	80% (73,208)
Total RCNLD	18,302
Lump Sums	
Total Building Value	18,302 \$ 10.24 Per SqFt

Building Modifiers

Code	Description	Units - 1	Units - 2	Units - 3	Modifier Value
12	C-Block	Percent	50%		

Total Modifier Value