




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:15:52
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Assessment Data					Primary Image																																																																																																																				
Account 300006014 Parcel ID 2001-00-047-011-0-001-00 Cadastral ID 2001-047-011-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 15121 CASTELLANOS, DEBORAH & MANUEL SALAZAR 116 SW 3RD ST LAVERNE OK 73848-0000 Parcel Location Situs 00323 W JANE JAYROE Subdivision LAVERNE ORIG. Lot/Block 0011 / 0047 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					 <p>2001-00-047-011-0-001-00 02/28/23</p>																																																																																																																				
HOUSE WITH PORCH 3/1/2023																																																																																																																									
Legal Description Lat/Long: 36.71002398 -99.89822819 LAVERNE ORIG BLOCK 47 LOTS 11-12					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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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	50 x 140	 <p>2001-00-047-011-0-001-00 02/28/23</p>
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 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,170 / 1,170
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	8 Metal, Formed Seams
Area on Slab	1,170
Fixture/RghIn	17 /
Bed/F/H Bath	1 / 5.0 /
Basement Area	
Garage Type	750 Detached Garage - Finished
Remodel	ROOF -
Year/Eff Age	1940 / 86

HOUSE WITH PORCH 3/1/2023

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	

Cost Approach		Manual :	
Base Cost	88.67	Total Misc Impr	+ 7,954
Roofing Adj	+ 5.23	Garage Cost	+ 28,496
Subfloor Adj	+ -2.00	Total RCN	= 166,039
Heat/Cool Adj	+ 1.73	Depreciation (80%)	- 132,831
Plumbing Adj	+ 17.14	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 33,208
Adj Base Cost	= 110.76	Lot Value	+ 2,800
Total Area	x 1,170	Indicated Value	= 36,008
Adjusted Cost	= 129,589	Value Per SqFt	30.78

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	33,208		
Lot Value	2,800		
Indicated Value	36,008	30.78	Per SqFt
Agland Value			
Site Improvements	287		
Total Value	36,295	31.02	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	5124	26x7		182	39.68		7,222
PRCH	Slab Porch - Covered	5125	8x4		32	22.86		732



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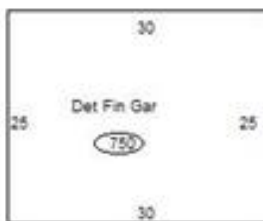
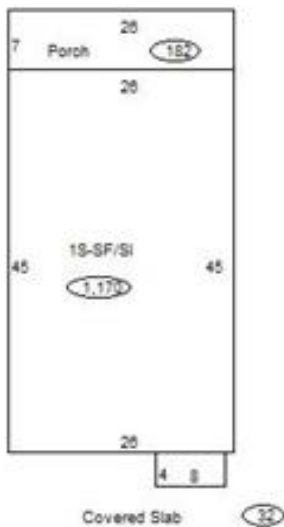
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,170	1.000	1,170
2	M	RSPC		20	Porch	182	1.000	182
3	M	PRCH		20	Covered Slab	32	1.000	32
4	G	6		20	Det Fin Gar	750	1.000	750
Total Building Area						1,170		1,170



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PACN	Paving - Concrete / N. SIDEWALK	42x3x0			126
	Qual 3	Cond 3	Year 1940	Eff Age	86	

Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (6.70 x 126)	844		844	675	169

PACN	Paving - Concrete / S. SIDEWALK	20x4x0			80
Qual 3	Cond 3	Year 1940	Eff Age	86	

0

Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (7.35 x 80)	588		588	470	118