




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:16:23
Page 1

Assessment Data					Primary Image																																																																																																																			
Account 300006046 Parcel ID 2001-00-051-003-0-001-00 Cadastral ID 2001-051-003-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 202 - 1T-LAVERNE-C Name ID 15132 HOPE, GABRIEL W. & BROOK L. HOPE 2251 NS 177 RD LAVERNE OK 73848-0000 Parcel Location Situs 00409 NW FIRST ST Subdivision LAVERNE ORIG. Lot/Block 0003 / 0051 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 1000 - COUNTY School District 1-LAVERNE - 1-LAVERNE					 <p>FRONT OF HOUSE 4/23/2025</p>																																																																																																																			
Legal Description Lat/Long: 36.71324058 -99.89545283 LAVERNE ORIG BLOCK 51 LOTS 3-4																																																																																																																								
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	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																																																																																																
Code	Type	Active	Maximum	Exemption																																																																																																																				
H	Homestead	Yes	1,000	1,000																																																																																																																				
Number	Description	Opened	Closed	Amount																																																																																																																				
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>67.190</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td></td> <td>Land Value 2,800</td> <td>2,800</td> <td>12%</td> <td>336</td> <td>Assessed</td> <td>3,404</td> <td>228.71</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements 53,620</td> <td>25,567</td> <td></td> <td>3,068</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000</td> <td>-67.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 56,420</td> <td>28,367</td> <td></td> <td>3,404</td> <td>Total Taxable</td> <td>2,404</td> <td>162.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	Remove Cap		Land Value 2,800	2,800	12%	336	Assessed	3,404	228.71	Year Frozen		Improvements 53,620	25,567		3,068	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-67.00	TIF Project ID	0	Total Value 56,420	28,367		3,404	Total Taxable	2,404	162.00	Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>635/78</td> <td>OHAIR, MARK O., ETAL</td> <td>01/18/2008</td> <td>27,500</td> <td>Q</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	635/78	OHAIR, MARK O., ETAL	01/18/2008	27,500	Q																																																								
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax																																																																																																																
Remove Cap		Land Value 2,800	2,800	12%	336	Assessed	3,404	228.71																																																																																																																
Year Frozen		Improvements 53,620	25,567		3,068	Penalty	0																																																																																																																	
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-67.00																																																																																																																
TIF Project ID	0	Total Value 56,420	28,367		3,404	Total Taxable	2,404	162.00																																																																																																																
Bk/Pg	Grantor	Date	Price	Code																																																																																																																				
635/78	OHAIR, MARK O., ETAL	01/18/2008	27,500	Q																																																																																																																				
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-300006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>56,420</td><td>1000</td><td>2,305</td><td>155.00</td></tr> <tr><td>2024</td><td>2024-300006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>60,720</td><td>1000</td><td>2,209</td><td>147.00</td></tr> <tr><td>2023</td><td>2023-300006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>57,518</td><td>1000</td><td>2,115</td><td>142.00</td></tr> <tr><td>2022</td><td>2022-300006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>51,084</td><td>1000</td><td>2,025</td><td>137.00</td></tr> <tr><td>2021</td><td>2021-300006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>24,471</td><td>1000</td><td>1,937</td><td>134.00</td></tr> <tr><td>2020</td><td>2020-300006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>24,471</td><td>1000</td><td>1,937</td><td>131.00</td></tr> <tr><td>2019</td><td>2019-0006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>24,944</td><td></td><td>1,993</td><td>119.00</td></tr> <tr><td>2018</td><td>2018-0006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>25,768</td><td></td><td>2,092</td><td>125.00</td></tr> <tr><td>2017</td><td>2017-0006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>25,659</td><td></td><td>2,079</td><td>124.00</td></tr> <tr><td>2016</td><td>2016-0006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>25,659</td><td></td><td>2,079</td><td>124.00</td></tr> <tr><td>2015</td><td>2015-0006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>25,344</td><td></td><td>2,041</td><td>122.00</td></tr> <tr><td>2014</td><td>2014-0006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>27,030</td><td></td><td>2,243</td><td>134.00</td></tr> <tr><td>2013</td><td>2013-0006046</td><td>HOPE, GABRIEL W. &</td><td>202</td><td>35,706</td><td></td><td>2,569</td><td>153.00</td></tr> </tbody> </table>									Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-300006046	HOPE, GABRIEL W. &	202	56,420	1000	2,305	155.00	2024	2024-300006046	HOPE, GABRIEL W. &	202	60,720	1000	2,209	147.00	2023	2023-300006046	HOPE, GABRIEL W. &	202	57,518	1000	2,115	142.00	2022	2022-300006046	HOPE, GABRIEL W. &	202	51,084	1000	2,025	137.00	2021	2021-300006046	HOPE, GABRIEL W. &	202	24,471	1000	1,937	134.00	2020	2020-300006046	HOPE, GABRIEL W. &	202	24,471	1000	1,937	131.00	2019	2019-0006046	HOPE, GABRIEL W. &	202	24,944		1,993	119.00	2018	2018-0006046	HOPE, GABRIEL W. &	202	25,768		2,092	125.00	2017	2017-0006046	HOPE, GABRIEL W. &	202	25,659		2,079	124.00	2016	2016-0006046	HOPE, GABRIEL W. &	202	25,659		2,079	124.00	2015	2015-0006046	HOPE, GABRIEL W. &	202	25,344		2,041	122.00	2014	2014-0006046	HOPE, GABRIEL W. &	202	27,030		2,243	134.00	2013	2013-0006046	HOPE, GABRIEL W. &	202	35,706		2,569	153.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																	
2025	2025-300006046	HOPE, GABRIEL W. &	202	56,420	1000	2,305	155.00																																																																																																																	
2024	2024-300006046	HOPE, GABRIEL W. &	202	60,720	1000	2,209	147.00																																																																																																																	
2023	2023-300006046	HOPE, GABRIEL W. &	202	57,518	1000	2,115	142.00																																																																																																																	
2022	2022-300006046	HOPE, GABRIEL W. &	202	51,084	1000	2,025	137.00																																																																																																																	
2021	2021-300006046	HOPE, GABRIEL W. &	202	24,471	1000	1,937	134.00																																																																																																																	
2020	2020-300006046	HOPE, GABRIEL W. &	202	24,471	1000	1,937	131.00																																																																																																																	
2019	2019-0006046	HOPE, GABRIEL W. &	202	24,944		1,993	119.00																																																																																																																	
2018	2018-0006046	HOPE, GABRIEL W. &	202	25,768		2,092	125.00																																																																																																																	
2017	2017-0006046	HOPE, GABRIEL W. &	202	25,659		2,079	124.00																																																																																																																	
2016	2016-0006046	HOPE, GABRIEL W. &	202	25,659		2,079	124.00																																																																																																																	
2015	2015-0006046	HOPE, GABRIEL W. &	202	25,344		2,041	122.00																																																																																																																	
2014	2014-0006046	HOPE, GABRIEL W. &	202	27,030		2,243	134.00																																																																																																																	
2013	2013-0006046	HOPE, GABRIEL W. &	202	35,706		2,569	153.00																																																																																																																	



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:16:23
 Page 2

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	2 - Fair
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	70% Frame, Siding, Vinyl 30% Veneer, Masonry
Base/Total Area	1,794 / 1,794
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	243 Carport - Shed Roof
Remodel	PARTIAL -
Year/Eff Age	1940 / 76



FRONT OF HOUSE 4/23/2025

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	82.31	Total Misc Impr	+ 4,622
Roofing Adj	+ 3.82	Garage Cost	+ 3,987
Subfloor Adj	+ 0.00	Total RCN	= 188,816
Heat/Cool Adj	+ 10.77	Depreciation (74%)	- 139,723
Plumbing Adj	+ 3.56	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 49,093
Adj Base Cost	= 100.45	Lot Value	+ 2,800
Total Area	x 1,794	Indicated Value	= 51,893
Adjusted Cost	= 180,207	Value Per SqFt	28.93

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	49,093		
Lot Value	2,800		
Indicated Value	51,893	28.93	Per SqFt
Agland Value			
Site Improvements	2,535		
Total Value	54,428	30.34	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Front	5215	12x7	1940	84	22.71		1,908
PRCH	Slab Porch - Rear	8035	15x8	2014	120	22.62		2,714



Harper

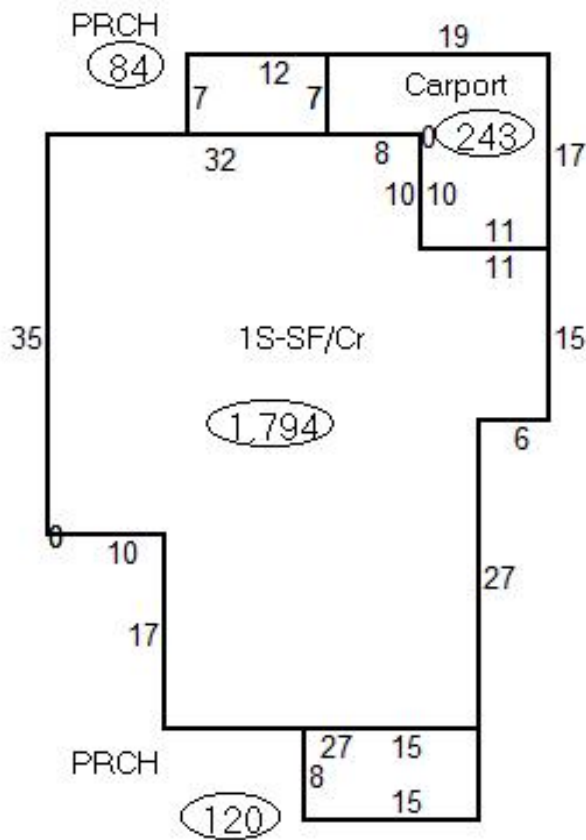
Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:16:23
 Page 3

Sketch Image

300006046



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		20	PRCH	84	1.000	84
2	G	4		20	Carport	243	1.000	243
3	R	1	Crawl	20	1S-SF/Cr	1,794	1.000	1,794
4	M	PRCH		20	PRCH	120	1.000	120
Total Building Area						1,794		1,794



Harper





Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:16:23
Page 4

300006046

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	ASC	Awning/Shelter/Carport	21x12x0		Formed Metal	252
	Qual	3	Cond 3	Year 2023	Eff Age 2	
	Valuation Summary		Modifier Total	RCN	Depr (7% Phys/ % Func)	RCNLD
	Base Cost (3.88 x 252)		978		978 68	910
	SHDS	Yard Shed - Metal Roof	20x9x8		Formed Metal	180
	Qual	3	Cond 3	Year 2000	Eff Age 26	
	Valuation Summary		Modifier Total	RCN	Depr (70% Phys/ 0% Func)	RCNLD
	Base Cost (20.51 x 180)		3,692		3,692 2,584	1,108
	PACN	Paving - Concrete Drive	53x8.5x0			451
	Qual	3	Cond 3	Year 1980	Eff Age 46	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (4.17 x 451)		1,881		1,881 1,505	376
	PACN	Paving - Concrete WALKWAY	25x4x0			100
	Qual	3	Cond 3	Year 1980	Eff Age 46	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (7.07 x 100)		707		707 566	141