




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:16:31
 Page 1

Assessment Data					Primary Image																																																																																																																			
Account 300006054 Parcel ID 2001-00-051-023-0-001-00 Cadastral ID 2001-051-023-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 202 - 1T-LAVERNE-C Name ID 15155 PATRICK, CURTIS C. JR. & LANIE DENISE PATRICK P O BOX 578 LAVERNE OK 73848-0000 Parcel Location Situs 00402 W JANE JAYROE BLVD Subdivision LAVERNE ORIG. Lot/Block 0023 / 0051 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					 <p>FRONT OF HOUSE 4/23/2025</p>																																																																																																																			
Legal Description Lat/Long: 36.71308498 -99.89371207 LAVERNE ORIG BLOCK 51 LOTS 23-24																																																																																																																								
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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						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																																																																																																																				
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>3,017</td> <td>202.71</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements 22,340</td> <td>22,340</td> <td></td> <td>2,681</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>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 25,140</td> <td>25,140</td> <td></td> <td>3,017</td> <td>Total Taxable</td> <td>3,017</td> <td>203.00</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	3,017	202.71	Year Frozen		Improvements 22,340	22,340		2,681	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 25,140	25,140		3,017	Total Taxable	3,017	203.00	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>683/221</td> <td>HART, JAY LYNN</td> <td>09/12/2012</td> <td>18,000</td> <td>21</td> </tr> <tr> <td>529/54</td> <td>HART, MARY & H.R.</td> <td>09/29/1997</td> <td>17,500</td> <td>U</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	683/221	HART, JAY LYNN	09/12/2012	18,000	21	529/54	HART, MARY & H.R.	09/29/1997	17,500	U																																																			
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	3,017	202.71																																																																																																																
Year Frozen		Improvements 22,340	22,340		2,681	Penalty	0																																																																																																																	
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00																																																																																																																
TIF Project ID	0	Total Value 25,140	25,140		3,017	Total Taxable	3,017	203.00																																																																																																																
Bk/Pg	Grantor	Date	Price	Code																																																																																																																				
683/221	HART, JAY LYNN	09/12/2012	18,000	21																																																																																																																				
529/54	HART, MARY & H.R.	09/29/1997	17,500	U																																																																																																																				
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>2025-300006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>25,140</td><td>0</td><td>3,017</td><td>203.00</td></tr> <tr><td>2024</td><td>2024-300006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>26,830</td><td>0</td><td>3,191</td><td>212.00</td></tr> <tr><td>2023</td><td>2023-300006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>25,567</td><td>0</td><td>3,040</td><td>204.00</td></tr> <tr><td>2022</td><td>2022-300006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>24,125</td><td>0</td><td>2,895</td><td>196.00</td></tr> <tr><td>2021</td><td>2021-300006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>19,646</td><td>0</td><td>2,358</td><td>163.00</td></tr> <tr><td>2020</td><td>2020-300006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>19,646</td><td>0</td><td>2,358</td><td>160.00</td></tr> <tr><td>2019</td><td>2019-0006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>19,646</td><td></td><td>2,358</td><td>141.00</td></tr> <tr><td>2018</td><td>2018-0006054</td><td>PATRICK, CURTIS C. JR. &</td><td>202</td><td>21,324</td><td></td><td>2,559</td><td>153.00</td></tr> <tr><td>2017</td><td>2017-0006054</td><td>PATRICK, CURTIS C., JR. &</td><td>202</td><td>20,507</td><td></td><td>2,461</td><td>147.00</td></tr> <tr><td>2016</td><td>2016-0006054</td><td>PATRICK, CURTIS C., JR. &</td><td>202</td><td>20,507</td><td></td><td>2,461</td><td>147.00</td></tr> <tr><td>2015</td><td>2015-0006054</td><td>PATRICK, CURTIS C., JR. &</td><td>202</td><td>20,250</td><td></td><td>2,381</td><td>142.00</td></tr> <tr><td>2014</td><td>2014-0006054</td><td>PATRICK, CURTIS C., JR. &</td><td>202</td><td>21,601</td><td></td><td>2,268</td><td>135.00</td></tr> <tr><td>2013</td><td>2013-0006054</td><td>PATRICK, CURTIS C., JR. &</td><td>202</td><td>18,000</td><td></td><td>2,160</td><td>129.00</td></tr> </tbody> </table>									Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-300006054	PATRICK, CURTIS C. JR. &	202	25,140	0	3,017	203.00	2024	2024-300006054	PATRICK, CURTIS C. JR. &	202	26,830	0	3,191	212.00	2023	2023-300006054	PATRICK, CURTIS C. JR. &	202	25,567	0	3,040	204.00	2022	2022-300006054	PATRICK, CURTIS C. JR. &	202	24,125	0	2,895	196.00	2021	2021-300006054	PATRICK, CURTIS C. JR. &	202	19,646	0	2,358	163.00	2020	2020-300006054	PATRICK, CURTIS C. JR. &	202	19,646	0	2,358	160.00	2019	2019-0006054	PATRICK, CURTIS C. JR. &	202	19,646		2,358	141.00	2018	2018-0006054	PATRICK, CURTIS C. JR. &	202	21,324		2,559	153.00	2017	2017-0006054	PATRICK, CURTIS C., JR. &	202	20,507		2,461	147.00	2016	2016-0006054	PATRICK, CURTIS C., JR. &	202	20,507		2,461	147.00	2015	2015-0006054	PATRICK, CURTIS C., JR. &	202	20,250		2,381	142.00	2014	2014-0006054	PATRICK, CURTIS C., JR. &	202	21,601		2,268	135.00	2013	2013-0006054	PATRICK, CURTIS C., JR. &	202	18,000		2,160	129.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																	
2025	2025-300006054	PATRICK, CURTIS C. JR. &	202	25,140	0	3,017	203.00																																																																																																																	
2024	2024-300006054	PATRICK, CURTIS C. JR. &	202	26,830	0	3,191	212.00																																																																																																																	
2023	2023-300006054	PATRICK, CURTIS C. JR. &	202	25,567	0	3,040	204.00																																																																																																																	
2022	2022-300006054	PATRICK, CURTIS C. JR. &	202	24,125	0	2,895	196.00																																																																																																																	
2021	2021-300006054	PATRICK, CURTIS C. JR. &	202	19,646	0	2,358	163.00																																																																																																																	
2020	2020-300006054	PATRICK, CURTIS C. JR. &	202	19,646	0	2,358	160.00																																																																																																																	
2019	2019-0006054	PATRICK, CURTIS C. JR. &	202	19,646		2,358	141.00																																																																																																																	
2018	2018-0006054	PATRICK, CURTIS C. JR. &	202	21,324		2,559	153.00																																																																																																																	
2017	2017-0006054	PATRICK, CURTIS C., JR. &	202	20,507		2,461	147.00																																																																																																																	
2016	2016-0006054	PATRICK, CURTIS C., JR. &	202	20,507		2,461	147.00																																																																																																																	
2015	2015-0006054	PATRICK, CURTIS C., JR. &	202	20,250		2,381	142.00																																																																																																																	
2014	2014-0006054	PATRICK, CURTIS C., JR. &	202	21,601		2,268	135.00																																																																																																																	
2013	2013-0006054	PATRICK, CURTIS C., JR. &	202	18,000		2,160	129.00																																																																																																																	



Harper

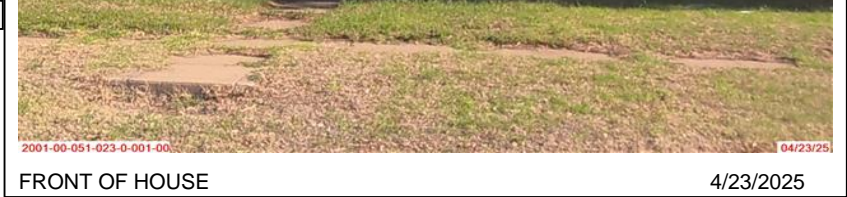
Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:16:31
 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	2.5 - Fair
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	920 / 920
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	336 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1950 / 84



FRONT OF HOUSE 4/23/2025

GRM Approach
GRM Code
Gross Rent
Indicated Value

Multiple Regression
MRA Code
Adjusted 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	95.59	Total Misc Impr	+ 275
Roofing Adj	+ 4.52	Garage Cost	+ 10,236
Subfloor Adj	+ 0.00	Total RCN	= 110,579
Heat/Cool Adj	+ 1.73	Depreciation (80%)	- 88,463
Plumbing Adj	+ 6.94	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 22,116
Adj Base Cost	= 108.77	Lot Value	+ 2,800
Total Area	x 920	Indicated Value	= 24,916
Adjusted Cost	= 100,068	Value Per SqFt	27.08

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	22,116		
Lot Value	2,800		
Indicated Value	24,916	27.08	Per SqFt
Agland Value			
Site Improvements	422		
Total Value	25,338	27.54	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	5261	4x3		12	22.91		275



Harper

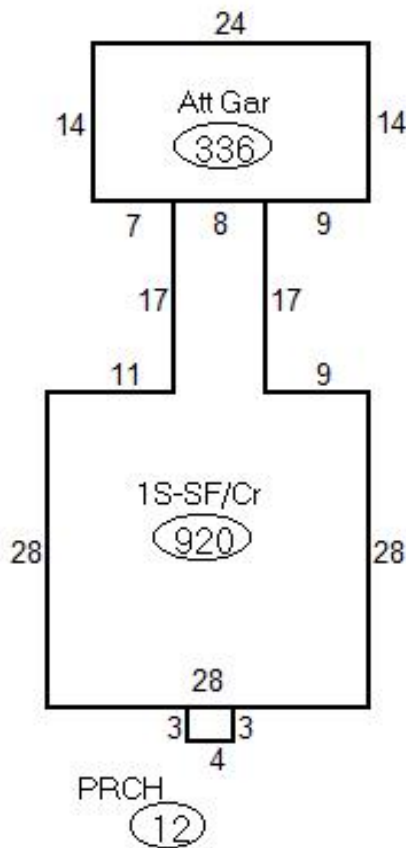
Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:16:31
Page 3

Sketch Image

300006054



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	920	1.000	920
2	G	1		20	Att Gar	336	1.000	336
3	M	PRCH		20	PRCH	12	1.000	12
Total Building Area						920		920



Harper



Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:16:31
Page 4

300006054

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PACN	Paving - Concrete Walkways	87x2x0			174
	Qual	3	Cond 2	Year 1970	Eff Age 67	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (6.00 x 174)	1,044		1,044	835	209
	PACN	Paving - Concrete Drive	30x6x0			180
	Qual	3	Cond 2	Year 1970	Eff Age 67	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (5.92 x 180)	1,066		1,066	853	213