




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:16:35
 Page 1

Assessment Data					Primary Image									
Account	300006058				 <p>FRONT OF HOUSE 4/23/2025</p>									
Parcel ID	2001-00-052-010-0-001-00													
Cadastral ID	2001-052-010-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	3											
Tax Area	202 - 1T-LAVERNE-C													
Name ID	15006													
MULBERY, TRACY L.														
PO BOX 1161 LAVERNE OK 73848-0000														
Parcel Location														
Situs	00321 NW FIRST ST													
Subdivision	LAVERNE ORIG.													
Lot/Block	0010 / 0052	Parcel Size	3 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.71400106 -99.89642327														
LAWERNE ORIG BLOCK 52 LOTS 10-11-12														
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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					696/33	WISDOM, JACK R.	02/11/2014	18,000	21					
					544/592	ALLEN, CARLOS O. SR.	03/24/1999	7,500	PQ					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	4,200	4,200	12%	504	Assessed	28,993	1,948.04					
Year Frozen		Improvements	237,404	237,404		28,489	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	241,604	241,604		28,993	Total Taxable	28,993	1,948.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300006058	MULBERY, TRACY L.			202	241,604	0	28,993	1,948.00					
2024	2024-300006058	MULBERY, TRACY L.			202	241,510	0	24,309	1,617.00					
2023	2023-300006058	MULBERY, TRACY L.			202	118,479	0	9,091	611.00					
2022	2022-300006058	MULBERY, TRACY L.			202	101,703	0	8,659	586.00					
2021	2021-300006058	MULBERY, TRACY L.			202	66,258	0	7,951	549.00					
2020	2020-300006058	MULBERY, TRACY L.			202	66,258	0	7,951	539.00					
2019	2019-0006058	MULBERY, TRACY L.			202	68,147		8,177	488.00					
2018	2018-0006058	MULBERY, TRACY L.			202	74,725		8,967	535.00					
2017	2017-0006058	MULBERY, TRACY L.			202	45,024		2,382	142.00					
2016	2016-0006058	MULBERY, TRACY L.			202	45,024		2,268	135.00					
2015	2015-0006058	MULBERY, TRACY L.			202	18,000		2,160	129.00					
2014	2014-0006058	MULBERY, TRACY L.			202	18,000		1,169	70.00					
2013	2013-0006058	WISDOM, JACK R.			202	52,422		1,113	66.00					



Harper

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Date 02/06/2026
 Time 07:16:36
 Page 2

Lot Data		Square-Foot - LAVERNE ORIGMULTI
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	4 - Good
Quality	3.25 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	2,935 / 2,935
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Built-In Garage
Remodel	
Year/Eff Age	2000 / 21

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	76.19	Total Misc Impr	+ 14,853
Roofing Adj	+ 3.83	Garage Cost	+ 11,818
Subfloor Adj	+ 0.00	Total RCN	= 305,878
Heat/Cool Adj	+ 11.55	Depreciation (25%)	- 76,470
Plumbing Adj	+ 3.57	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 229,408
Adj Base Cost	= 95.13	Lot Value	+ 4,200
Total Area	x 2,935	Indicated Value	= 233,608
Adjusted Cost	= 279,207	Value Per SqFt	79.59

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	229,408		
Lot Value	4,200		
Indicated Value	233,608	79.59	Per SqFt
Agland Value			
Site Improvements	2,768		
Total Value	236,376	80.54	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	5280	18x8	2017	144	23.64		3,404
PATC	Patio - Covered	5281	30x28	2017	840	13.63		11,449



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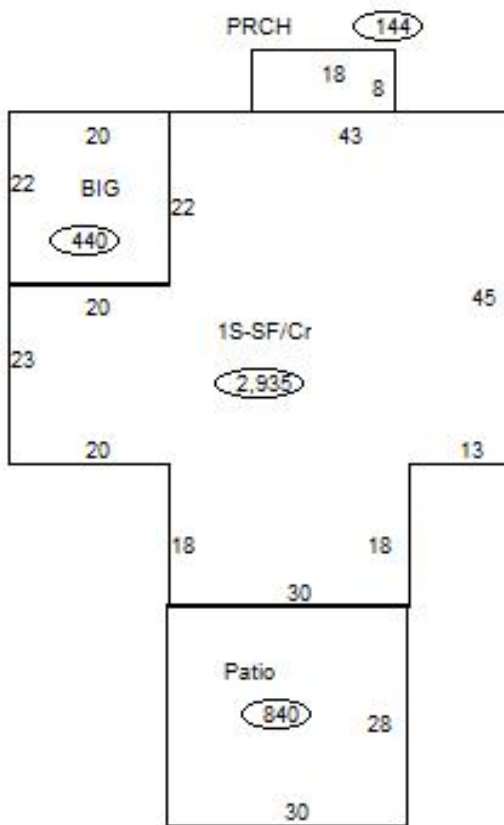
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Date 02/06/2026
Time 07:16:36
Page 3

Sketch Image

300006058



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	G	8		30	BIG	440	1.000	440
2	M	PRCH		30	PRCH	144	1.000	144
3	M	PATC		30	Patio	840	1.000	840
4	R	1	Crawl	30	1S-SF/Cr	2,935	1.000	2,935
Total Building Area						2,935		2,935



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Time 07:16:36
Page 4

300006058

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PACN	Paving - Concrete DRIVEWAY	40x20x0	Concrete		800
	Qual	3.5	Cond 3.5	Year 2017	Eff Age 8	
	Valuation Summary		Modifier Total	RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (4.63 x 800)		3,704	3,704	1,667	2,037
	PACN	Paving - Concrete SIDEWALK	30x5x0	Concrete		150
	Qual	3	Cond 3	Year 2017	Eff Age 9	
	Valuation Summary		Modifier Total	RCN	Depr (51% Phys/ % Func)	RCNLD
	Base Cost (6.35 x 150)		953	953	486	467
	PACN	Paving - Concrete Driveway to Sidewalk	12x6x0	Concrete		72
	Qual	3	Cond 3	Year 2017	Eff Age 9	
	Valuation Summary		Modifier Total	RCN	Depr (51% Phys/ % Func)	RCNLD
	Base Cost (7.47 x 72)		538	538	274	264