



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Assessment Data					Primary Image									
Account	300006072													
Parcel ID	2001-00-054-010-0-001-00													
Cadastral ID	2001-054-010-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	E	VI Area 2												
Tax Area	202 - 1T-LAVERNE-C													
Name ID	15082													
LAVERNE CHAMBER OF COMMERCE														
PO BOX 634 LAVERNE OK 73848-0000														
Parcel Location														
Situs	00108 W JANE JAYROE													
Subdivision	LAVERNE ORIG.													
Lot/Block	0010 / 0054	Parcel Size 1 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.71251268 -99.89431518														
LAVERNE ORIG BLOCK 54 LOT 10 BOOK 520 PAGE 367														
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
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 colspan="5"> </td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption					
Code	Type	Active	Maximum	Exemption										
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>/</td> <td>LAVERNE CHAMBER OF COMMERCE</td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	LAVERNE CHAMBER OF COMMERCE			
Bk/Pg	Grantor	Date	Price	Code										
/	LAVERNE CHAMBER OF COMMERCE													
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	2,800	0	12%	0	Assessed	0 0.00						
Year Frozen		Improvements	38,431	0		0	Penalty	0 0.00						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00						
TIF Project ID	0	Total Value	41,231	0		0	Total Taxable	0 0.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006072	LAVERNE CHAMBER OF COMMERCE	202	41,231	0		.00							
2024	2024-300006072	LAVERNE CHAMBER OF COMMERCE	202	42,181	0		.00							
2023	2023-300006072	LAVERNE CHAMBER OF COMMERCE	202	37,664	0		.00							
2022	2022-300006072	LAVERNE CHAMBER OF COMMERCE	202	28,600	0		.00							
2021	2021-300006072	LAVERNE CHAMBER OF COMMERCE	202	26,876	0		.00							
2020	2020-300006072	LAVERNE CHAMBER OF COMMERCE	202	26,876	0		.00							
2019	2019-0006072	LAVERNE CHAMBER OF COMMERCE	202	26,876			.00							
2018	2018-0006072	LAVERNE CHAMBER OF COMMERCE	202	26,876			.00							
2017	2017-0006072	LAVERNE CHAMBER OF COMMERCE	202	27,882			.00							
2016	2016-0006072	LAVERNE CHAMBER OF COMMERCE	202	27,882			.00							
2015	2015-0006072	LAVERNE CHAMBER OF COMMERCE	202	25,932			.00							
2014	2014-0006072	LAVERNE CHAMBER OF COMMERCE	202	25,932			.00							
2013	2013-0006072	LAVERNE CHAMBER OF COMMERCE	202	44,127			.00							



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Lot Data	Primary Image
<p>Lot Size 25 x 140</p> <p>Lot Count</p> <p>Units Buildable 2800</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 3,500.00 x .80 = 2,800</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 2,800</p>	
Cost Approach	Image Information
<p>Manual Date 07/2025</p> <p>Total Building Area 1,450</p> <p>Total Base Value 163,473</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New 163,473</p> <p>Phys/Func Depreciation Loss ()</p> <p>RCN Less Phys/Func 32,695</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources) 32,695</p> <p>Depreciated Improvements</p> <p>Outbuilding Value 1,945</p> <p>Total Improvement Value 34,640</p> <p>Land Value 2,800</p> <p>Cost Approach Value 37,440 25.82/SqFt</p>	<p>Image ID 27963</p> <p>Image Date 2/1/2024</p> <p>Name 001.JPG</p> <p>Description CHAMBER BUILDING</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy &amp; 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 1,945</p> <p>Land Value 2,800</p> <p>Total Appraised Value 37,440 25.82/SqFt</p>



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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	C	353		20	353	1,450	1.000	1,450
2	O	ASC		20	ASC	150	1.000	150
3	O	SHDS		20	YSMT	192	1.000	192
<b>Total Building Area</b>						<b>1,450</b>		<b>1,450</b>



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Account 300006072  
Parcel ID 2001-00-054-010-0-001-00  
Cadastral ID 2001-054-010-00-0-001-00

Tax Area Code 202  
Property Class E  
Owners Name LAVERNE CHAMBER OF COMMERCE

### Building Data

Building ID 166  
Building Sequence 1  
Occupancy 1 353 Retail Store 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 1,450  
Average Perimeter 166  
Number Of Storys 1.00  
Average Wall Ht 16.00  
Year Built 1935  
Effective Age 91  
Construction Class 3 - Unreinforced Masonry Walls, Wood Joists  
Quality 3 - Average  
Condition 3 - Average  
Exterior Wall 9 - Cavity Concrete Block  
Heating/Cooling 15 - No HVAC  
Roof Type Flat  
Roof Cover Tar & Gravel

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

### Building Image



### Image Information

Image Name 2001-00-054-010-0-001-00-001-000-001.jpg  
Image Date 7/22/2020  
Image Name 2001-00-054-010-0-001-00-001-000-001.jpg  
Description f:\pictures\2001-00-054-010-0-001-00-001-000-001.jpg

### Cost Calculations

Appraisal Zone 2  
Zone Description VI AREA 2  
Base Cost 56.04  
Wall Cost 56.70  
HVAC Cost 0.00  
Basement Cost 0.00  
Total Base Cost 112.74  
Total Area 1,450  
Base RCN 163,473  
Misc Impr Value

Manual Date  
Base Year 2026  
Modifier Value  
Total Replacement Cost 163,473  
Physical Depreciation 80%  
Functional Depreciation  
Total Depreciation 80% (130,778)  
Total RCNLD 32,695  
Lump Sums  
Total Building Value 32,695 \$ 22.55 Per SqFt



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Metal / BLUE	16x12x6	Dirt	Formed Metal	192
	Qual 3	Cond 3	Year 2015	Eff Age 11		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (17.01 x 192)		3,266	1,437	1,829
	ASC	Awning/Shelter/Carport / FRONT AWNING	25x6x0		Formed Metal	150
	Qual 3	Cond 3	Year 1985	Eff Age 31		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (3.88 x 150)		582	466	116
<b>Total Site Improvement Value</b>						<b>1,945</b>