



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 300006074 Parcel ID 2001-00-054-012-0-001-00 Cadastral ID 2001-054-012-00-0-001-00 Property Type REAL - Real Property Property Class E VI Area 2 Tax Area 202 - 1T-LAVERNE-C Name ID 12612 TOWN OF LAVERNE PO BOX 430 LAVERNE OK 73848-0000 Parcel Location Situs 00122 W JANE JAYROE BLVD Subdivision LAVERNE ORIG. Lot/Block 0012 / 0054 Parcel Size 1 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					<p>LIBRARY 2/1/2024</p>																																																																																																																				
Legal Description Lat/Long: 36.71304657 -99.89277502 LAVERNE ORIG BLOCK 54 LOT 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		Primary Image	
Lot Size	25 x 140		
Lot Count			
Units Buildable	2800		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Value Model	13 LAVERNE COMM		
Value Method	Square-Foot		
Base Lot Value	3,500.00 x .80 = 2,800		
Factor Value	0		
Adjustments			
Lot Value	2,800		
Cost Approach		Image Information	
Manual Date	07/2025	Image ID	27966
Total Building Area	3,264	Image Date	2/1/2024
Total Base Value	498,152	Name	001.JPG
Modifier Value		Description	LIBRARY
Misc Improvements			
Replacement Cost New	498,152		
Phys/Func Depreciation Loss	()		
RCN Less Phys/Func	99,630		
Economic Depreciation			
RCNLD (All Sources)	99,630		
Depreciated Improvements			
Outbuilding Value	2,076		
Total Improvement Value	101,706		
Land Value	2,800		
Cost Approach Value	104,506 32.02/SqFt		
Income Approach		Value Reconciliation	
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach
Vacancy & Collection Loss		Total Improvement Value	2,076
Miscellaneous Income		Land Value	2,800
Effective Gross Income (EGI)		Total Appraised Value	104,506 32.02/SqFt
Total Expenses			
Net Operating Income (NOI)			
Income Capitalization Rate			
Indicated Value	0.00		



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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	337		20	337	1,632	2.000	3,264
2	O	SHDS		20	SHDS	576	1.000	576
Total Building Area						1,632		3,264



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Account 300006074
Parcel ID 2001-00-054-012-0-001-00
Cadastral ID 2001-054-012-00-0-001-00

Tax Area Code 202
Property Class E
Owners Name TOWN OF LAVERNE

Building Data

Building ID 168
Building Sequence 1
Occupancy 1 337 Library, Public 100%
Occupancy 2
Occupancy 3
Total Floor Area 3,264
Average Perimeter 184
Number Of Storys 2.00
Average Wall Ht 20.00
Year Built 1935
Effective Age 91
Construction Class 3 - Unreinforced Masonry Walls, Wood Joists
Quality 3.25 - Average
Condition 3 - Average
Exterior Wall 21 - Hollow Clay Block
Heating/Cooling 11 - Radiant Space Heaters
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
Image Date
Image Name
Description

Cost Calculations

Appraisal Zone 2
Zone Description VI AREA 2
Base Cost 88.32
Wall Cost 54.25
HVAC Cost 10.05
Basement Cost 0.00
Total Base Cost 152.62
Total Area 3,264
Base RCN 498,152
Misc Impr Value

Manual Date
Base Year 2026
Modifier Value
Total Replacement Cost 498,152
Physical Depreciation 80%
Functional Depreciation
Total Depreciation 80% (398,522)
Total RCNLD 99,630
Lump Sums
Total Building Value 99,630 \$ 30.52 Per SqFt



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	24x24x8	Concrete	Built Up Tar/Gravel	576
	Qual	3	Cond 3	Year 1935	Eff Age 91	
Valuation Summary		Modifier Total		RCN	Depr (% Phys/ % Func)	RCNLD
		Base Cost (18.02 x 576)		10,380	8,304	2,076
Total Site Improvement Value						2,076