



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 07:16:58  
 Page 1

Assessment Data				Primary Image						
Account	300006084			<p>2001-00-055-001-0-001-00 01/30/24</p> <p>EMS GARAGE 2/1/2024</p>						
Parcel ID	2001-00-055-001-0-001-00									
Cadastral ID	2001-055-001-00-0-001-00									
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	00115 N OHIO									
Subdivision	LAVERNE ORIG.									
Lot/Block	0001 / 0055	Parcel Size	6 - Lots							
Sec/Twn/Rng	/ / /									
Neighborhood	200100 - LAVERNE ORIG\MULTI									
School District	1-LAVERN - 1-LAVERNE									
Legal Description Lat/Long: 36.71348924 -99.89414878				Building Permits						
LAVERNE ORIG BLOCK 55 LOTS 1 THRU 6				Number	Description	Opened	Closed	Amount		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	
Remove Cap		Land Value	16,240	0	12%	0	Assessed	0	0.00	
Year Frozen		Improvements	81,749	0		0	Penalty	0		
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00	
TIF Project ID	0	Total Value	97,989	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	2025-300006084	TOWN OF LAVERNE			202	97,989	0		.00	
2024	2024-300006084	TOWN OF LAVERNE			202	89,579	0		.00	
2023	2023-300006084	TOWN OF LAVERNE			202	16,240	0		.00	
2022	2022-300006084	TOWN OF LAVERNE			202	16,240	0		.00	
2021	2021-300006084	TOWN OF LAVERNE			202	16,240	0		.00	
2020	2020-300006084	TOWN OF LAVERNE			202	16,240	0		.00	
2019	2019-0006084	TOWN OF LAVERNE			202	16,240			.00	
2018	2018-0006084	TOWN OF LAVERNE			202	16,240			.00	
2017	2017-0006084	TOWN OF LAVERNE			202	18,270			.00	
2016	2016-0006084	TOWN OF LAVERNE			202	18,270			.00	
2015	2015-0006084	TOWN OF LAVERNE			202	18,270			.00	
2014	2014-0006084	TOWN OF LAVERNE			202	18,270			.00	
2013	2013-0006084	TOWN OF LAVERNE			202	40,600			.00	



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 07:16:58  
 Page 2

Lot Data	Primary Image
<p>Lot Size 145 x 140</p> <p>Lot Count</p> <p>Units Buildable 16240</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 20,300.00 x .80 = 16,240</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 16,240</p>	
<p><b>Cost Approach</b></p>	
<p>Manual Date 07/2025</p> <p>Total Building Area 2,470</p> <p>Total Base Value 392,557</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New 392,557</p> <p>Phys/Func Depreciation Loss ()</p> <p>RCN Less Phys/Func 78,511</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources) 78,511</p> <p>Depreciated Improvements</p> <p>Outbuilding Value 2,340</p> <p>Total Improvement Value 80,851</p> <p>Land Value 16,240</p> <p>Cost Approach Value 97,091 39.31/SqFt</p>	<p><b>Image Information</b></p> <p>Image ID 27986</p> <p>Image Date 2/1/2024</p> <p>Name 002.JPG</p> <p>Description EMS GARAGE</p>
<p><b>Income Approach</b></p>	<p><b>Value Reconciliation</b></p>
<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 2,340</p> <p>Land Value 16,240</p> <p>Total Appraised Value 97,091 39.31/SqFt</p>



Harper

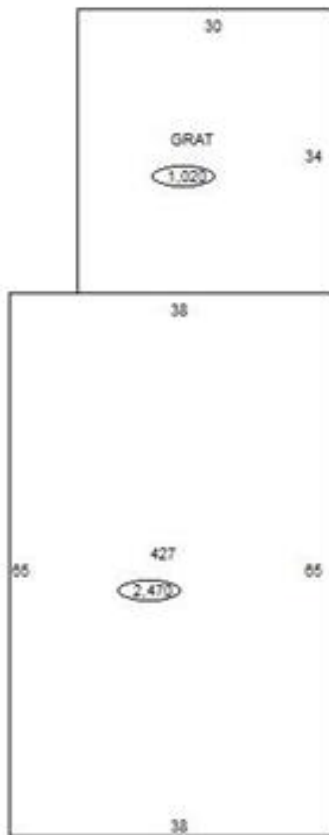
Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
Time 07:16:58  
Page 3

Sketch Image

300006084



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	427		20	427	2,470	1.000	2,470
2	O	SHDS		20	GRAT	1,020	1.000	1,020
<b>Total Building Area</b>						<b>2,470</b>		<b>2,470</b>



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
Time 07:16:58  
Page 4

Account 300006084  
Parcel ID 2001-00-055-001-0-001-00  
Cadastral ID 2001-055-001-00-0-001-00

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

### Building Data

Building ID 486  
Building Sequence 1  
Occupancy 1 427 Fire Station (Volunteer) 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 2,470  
Average Perimeter 206  
Number Of Storys 1.00  
Average Wall Ht 12.00  
Year Built 1985  
Effective Age 57  
Construction Class 4 - Reinforced Masonry Walls, Metal Joists  
Quality 1 - Low  
Condition 1 - Low  
Exterior Wall 7 - Brick, Solid  
Heating/Cooling 10 - Complete HVAC  
Roof Type Gable  
Roof Cover Metal

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 50.97  
Wall Cost 81.10  
HVAC Cost 26.86  
Basement Cost 0.00  
Total Base Cost 158.93  
Total Area 2,470  
Base RCN 392,557  
Misc Impr Value

Manual Date  
Base Year 2026  
Modifier Value  
Total Replacement Cost 392,557  
Physical Depreciation 80%  
Functional Depreciation  
Total Depreciation 80% (314,046)  
Total RCNLD 78,511  
Lump Sums  
Total Building Value 78,511 \$ 31.79 Per SqFt



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor


Date 02/06/2026

Time 07:16:58

Page 5

300006084

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	30x34x10	Concrete	Built Up Tar/Gravel	1,020
	Qual	1	Cond 2	Year 1985	Eff Age 49	
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (11.47 x 1,020)		11,699	9,359	2,340
<b>Total Site Improvement Value</b>						<b>2,340</b>