



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:17:30
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Assessment Data					Primary Image									
Account	300006122				<p>HOUSE 2/1/2024</p>									
Parcel ID	2001-00-059-010-0-001-00													
Cadastral ID	2001-059-010-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	2											
Tax Area	202 - 1T-LAVERNE-C													
Name ID	15195													
CRONK, CHARLES, ETUX														
PO BOX 830 LAVERNE OK 73848-0000														
Parcel Location														
Situs	00223 N OKLAHOMA													
Subdivision	LAVERNE ORIG.													
Lot/Block	0010 / 0059	Parcel Size	3 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.71407840 -99.89493727														
LAVERNE ORIG BLOCK 59 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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
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	4,200	4,045	12%	485	Assessed	9,317 626.01						
Year Frozen		Improvements	82,857	73,606		8,832	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -67.00						
TIF Project ID	0	Total Value	87,057	77,651		9,317	Total Taxable	8,317 559.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006122	CRONK, CHARLES, ETUX	202	87,057	1000	8,047	541.00							
2024	2024-300006122	CRONK, CHARLES, ETUX	202	92,295	1000	7,784	518.00							
2023	2023-300006122	CRONK, CHARLES, ETUX	202	87,930	1000	7,527	506.00							
2022	2022-300006122	CRONK, CHARLES, ETUX	202	80,975	1000	7,279	493.00							
2021	2021-300006122	CRONK, CHARLES, ETUX	202	78,711	1000	6,965	481.00							
2020	2020-300006122	CRONK, CHARLES, ETUX	202	76,917	1000	6,733	456.00							
2019	2019-0006122	CRONK, CHARLES, ETUX	202	76,917		6,508	388.00							
2018	2018-0006122	CRONK, CHARLES, ETUX	202	83,154		6,289	375.00							
2017	2017-0006122	CRONK, CHARLES, ETUX	202	79,639		6,077	363.00							
2016	2016-0006122	CRONK, CHARLES, ETUX	202	79,639		5,871	350.00							
2015	2015-0006122	CRONK, CHARLES, ETUX	202	78,573		5,671	338.00							
2014	2014-0006122	CRONK, CHARLES, ETUX	202	84,385		5,477	327.00							
2013	2013-0006122	CRONK, CHARLES, ETUX	202	100,968		5,288	316.00							



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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
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	3.5 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,653 / 1,653
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	9 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	810 Total, 810 Partition
Garage Type	624 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1950 / 69

HOUSE	2/1/2024
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GRM Approach	
GRM Code	
Gross Rent	
Indicated Value	

Multiple Regression	
MRA Code	
Adusted 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	93.25	Total Misc Impr	+ 8,061
Roofing Adj	+ 4.45	Garage Cost	+ 20,182
Subfloor Adj	+ 0.00	Total RCN	= 259,101
Heat/Cool Adj	+ 12.33	Depreciation (69%)	- 178,779
Plumbing Adj	+ 7.57	Lump Sums	+ 0
Basement Adj	+ 22.06	RCNLD	= 80,322
Adj Base Cost	= 139.66	Lot Value	+ 4,200
Total Area	x 1,653	Indicated Value	= 84,522
Adjusted Cost	= 230,858	Value Per SqFt	51.13

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	80,322		
Lot Value	4,200		
Indicated Value	84,522	51.13	Per SqFt
Agland Value			
Site Improvements	1,890		
Total Value	86,412	52.28	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Msn Cls A	0		1	1	5,476.90		5,477
PRCH	Slab Porch - Open	5358	4x4		16	25.11		402
PATO	Patio - Open	5361	16x14		224	9.74		2,182



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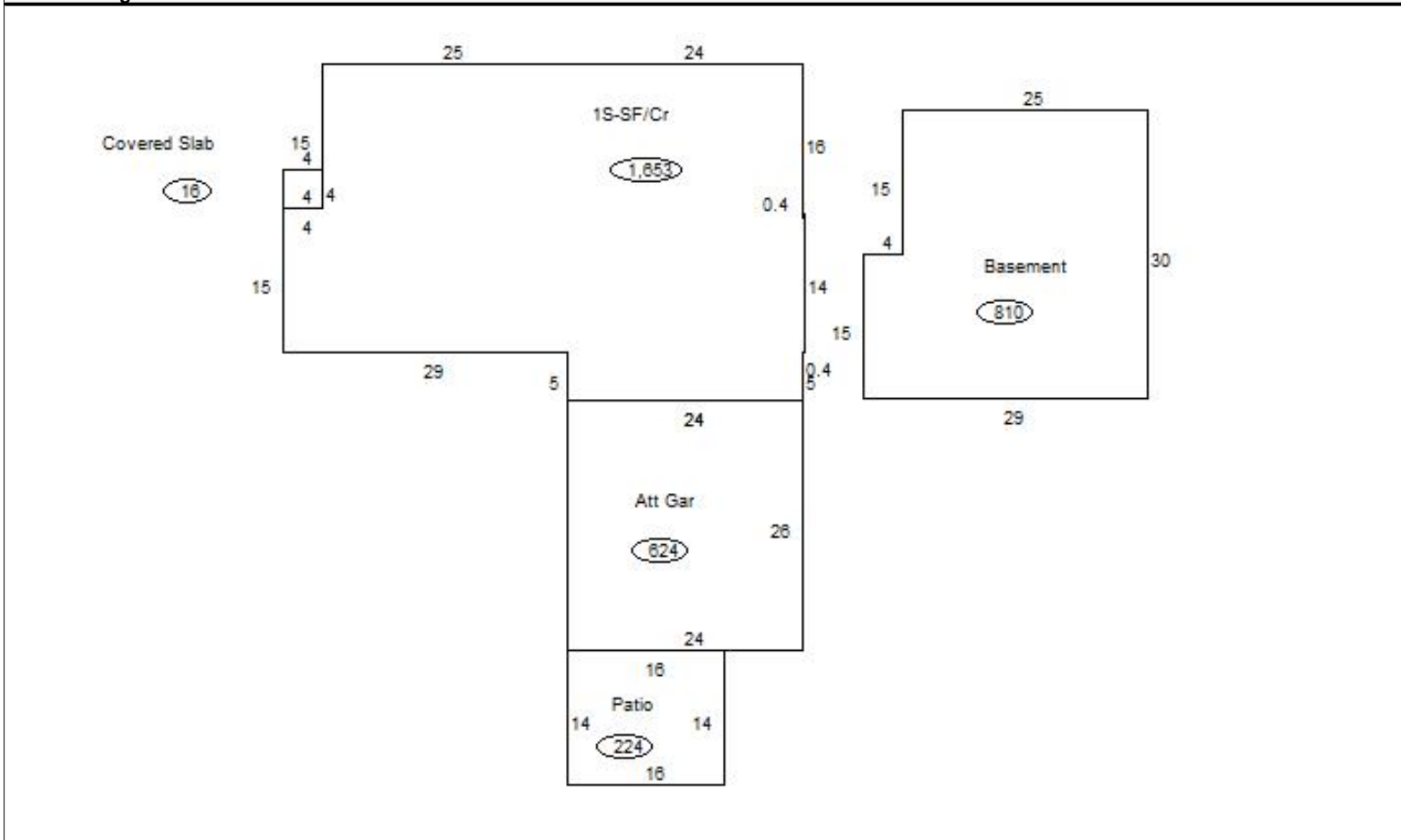
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	B			20	Basement	810	1.000	810
2	M	PRCH		20	Covered Slab	16	1.000	16
3	G	1		20	Att Gar	624	1.000	624
4	R	1	Crawl	20	1S-SF/Cr	1,653	1.000	1,653
5	M	PATO		20	Patio	224	1.000	224
Total Building Area						1,653		1,653



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PERG	Pergola	8x6x6			48
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD
	Base Cost (12.75 x 48)		612		612 190	422
	SHDS	Yard Shed - Wood	10x10x8		Composition Shingle	100
	Qual	3	Cond 3	Year 1990	Eff Age 36	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ 0% Func)	RCNLD
	Base Cost (23.83 x 100)		2,383		2,383 1,906	477
	PACN	Paving - Concrete Driveway	68x18x0			1,224
	Qual	3	Cond 3	Year 1970	Eff Age 56	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (4.05 x 1,224)		4,957		4,957 3,966	991