



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 300006129 Parcel ID 2001-00-060-001-0-002-00 Cadastral ID 2001-060-001-00-0-002-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 202 - 1T-LAVERNE-C Name ID 25388 GONZALEZ, GERONIMO SALGADO AND MAGNOLIA CALDERON SALGADO P.O. BOX 91 LAVERNE OK 73848- Parcel Location Situs 00216 N OKLAHOMA Subdivision LAVERNE ORIG. Lot/Block 0001 / 0060 Parcel Size 1 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					<p>FRONT OF HOUSE 4/23/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.71250778 -99.89571752 LAVERNE ORIG BLOCK 60 LOT S 50' OF 1-2-3 BOOK 777 PAGE 490																																																																																																																									
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Lot Data		Square-Foot - LAVERNE ORIGMULTI
Lot Size	75 x 50	
Lot Count		
Units Buildable	1500	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	3,750.00 x .40 = 1,500	
Factor Value		
Adjustments		
Lot Value	1,500	



FRONT OF HOUSE 4/23/2025

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	88% Frame, Siding, Vinyl 12% Veneer, Stone
Base/Total Area	775 / 775
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 86

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	102.31	Total Misc Impr	+ 13,825
Roofing Adj	+ 4.79	Garage Cost	+ 111,560
Subfloor Adj	+ 0.00	Total RCN	= 89,248
Heat/Cool Adj	+ 10.77	Depreciation (80%)	- 0
Plumbing Adj	+ 8.23	Lump Sums	+ 22,312
Basement Adj	+ 0.00	RCNLD	= 1,500
Adj Base Cost	= 126.11	Lot Value	+ 23,812
Total Area	x 775	Indicated Value	= 30.73
Adjusted Cost	= 97,735	Value Per SqFt	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	22,312		
Lot Value	1,500		
Indicated Value	23,812	30.73	Per SqFt
Agland Value			
Site Improvements	2,102		
Total Value	25,914	33.44	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
EPSW	Enclosed Porch - Solid Wall	5378	25x8		200	58.91	11,782
PRCH	Slab Porch - Covered	5379	15x6		90	22.70	2,043



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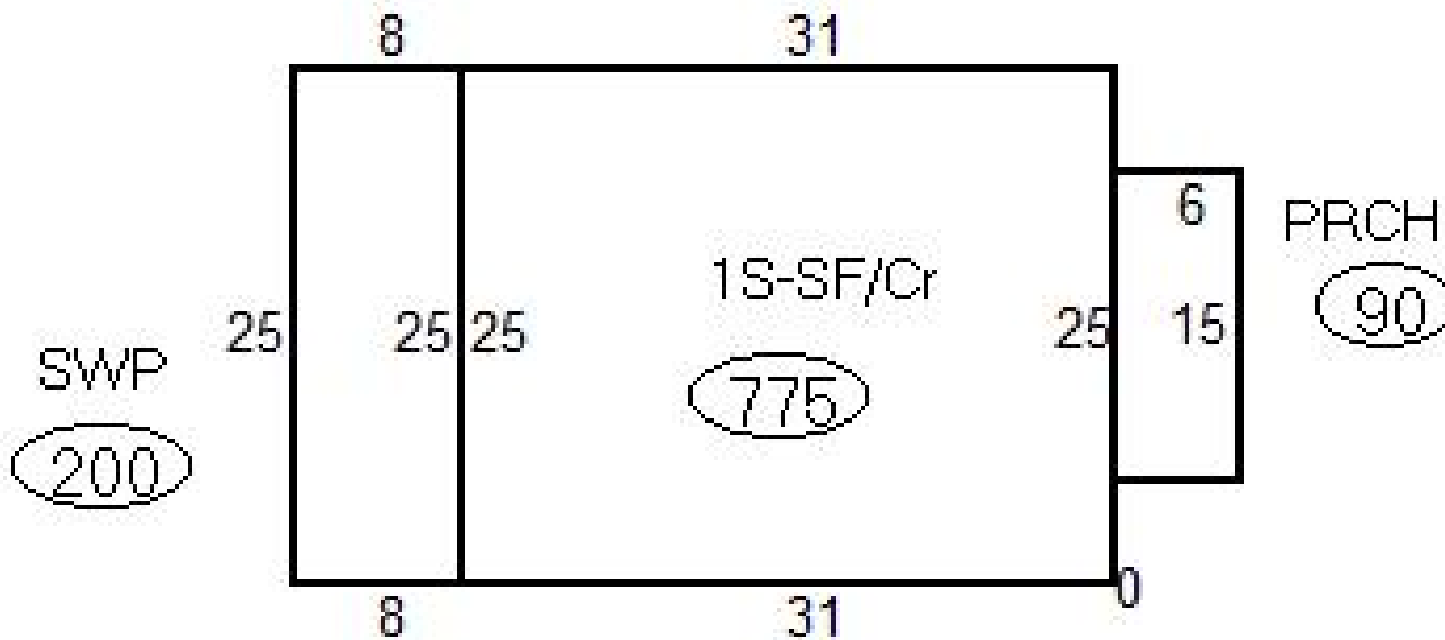
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Sketch Image

300006129



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	775	1.000	775
2	M	EPSW		20	SWP	200	1.000	200
3	M	PRCH		20	PRCH	90	1.000	90
Total Building Area						775		775



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPDT	Carport - Detached 3 SIDES	18x21x0		Formed Metal	378
	Qual	3	Cond 3	Year 2017	Eff Age 9	
	Valuation Summary		Modifier Total	RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (9.79 x 378)	3,701		3,701	1,665	2,036
	PACN	Paving - Concrete/WHEELCHAIR RAMP	12x3x0			36
	Qual	3	Cond 3	Year 2012	Eff Age 14	
	Valuation Summary		Modifier Total	RCN	Depr (77% Phys/ % Func)	RCNLD
	Base Cost (7.99 x 36)	288		288	222	66