




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:19:23
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Assessment Data					Primary Image																																																																																																																				
Account 300006246 Parcel ID 2001-00-075-022-0-002-00 Cadastral ID 2001-075-022-00-0-002-00 Property Type REAL - Real Property Property Class UR VI Area 2 Tax Area 202 - 1T-LAVERNE-C Name ID 25551 AVENDANO, JOSE ELIAS JUAN P O BOX 1325 BEAVER OK 73832- Parcel Location Situs 00283 N HIGHWAY Subdivision LAVERNE ORIG. Lot/Block 0022 / 0075 Parcel Size .5 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					 <p>2001-00-075-022-0-002-00 01/31/24</p>																																																																																																																				
Legal Description Lat/Long: 36.70792026 -99.89187069 LAVERNE ORIG BLOCK 75 LOTS N 25' OF S80' OF E2 22; N 25' OF S 80' OF 23-24 BOOK 781 PAGE 808 QCD										Building Permits DETACH GARAGE 2/1/2024																																																																																																															
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Lot Data		Square-Foot - LAVERNE ORIGMULTI	
Lot Size	0	0	
Lot Count			
Units Buildable	625		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	1,563.00 x .40 = 625		
Factor Value			
Adjustments			
Lot Value	625		



DETACH GARAGE 2/1/2024

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

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	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 625
Total Area	x	Indicated Value	= 625
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation

Selected Approach	Cost Approach		
Improvements			
Lot Value	625		
Indicated Value	625	0.00	Per SqFt
Agland Value			
Site Improvements	4,097		
Total Value	4,722	0.00	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed S of Garage	10x8x6		Formed Metal	80
	Qual 3	Cond 3	Year 2006	Eff Age 20		
		Valuation Summary	Modifier Total	RCN	Depr (59% Phys/ 0% Func)	RCNLD
		Base Cost (25.28 x 80)	2,022	2,022	1,193	829
	GRDT	DETACHED GARAGE WITH STG	28x16x8		Composition Shingle	448
	Qual 3	Cond 3	Year 1950	Eff Age 76		
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ 0% Func)	RCNLD
		Base Cost (36.47 x 448)	16,339	16,339	13,071	3,268