



# 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	300006248													
Parcel ID	2001-00-076-001-0-001-00													
Cadastral ID	2001-076-001-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	3											
Tax Area	202 - 1T-LAVERNE-C													
Name ID	15279													
SEGURA-VASQUEZ, FILOMENO														
1005 S. BROADWAY LAVERNE OK 73848-0000														
Parcel Location														
Situs	00211 NW FOURTH ST													
Subdivision	LAVERNE ORIG.													
Lot/Block	0001 / 0076	Parcel Size	1.5 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
HOUSE 4/24/2025														
Legal Description Lat/Long: 36.70653807 -99.88931152														
LAVERNE ORIG BLOCK 76 LOTS N2 OF 1-2-3														
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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					682/205	GABRIEL, JUAN &	06/06/2012	25,000	MQ					
					611/828	MCCOY TRUST	11/21/2005	10,000	PQ					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	2,100	2,100	12%	252	Assessed	4,232	284.35					
Year Frozen		Improvements	33,169	33,169		3,980	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	35,269	35,269		4,232	Total Taxable	4,232	284.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006248	SEGURA-VASQUEZ, FILOMENO	202	35,269	0	4,121	277.00							
2024	2024-300006248	SEGURA-VASQUEZ, FILOMENO	202	37,986	0	3,925	261.00							
2023	2023-300006248	SEGURA-VASQUEZ, FILOMENO	202	35,878	0	3,738	251.00							
2022	2022-300006248	SEGURA-VASQUEZ, FILOMENO	202	30,967	0	3,560	241.00							
2021	2021-300006248	SEGURA-VASQUEZ, FILOMENO	202	28,255	0	3,391	234.00							
2020	2020-300006248	SEGURA-VASQUEZ, FILOMENO	202	28,255	0	3,391	230.00							
2019	2019-0006248	SEGURA-VASQUEZ, FILOMENO	202	28,255		3,391	202.00							
2018	2018-0006248	SEGURA-VASQUEZ, FILOMENO	202	30,445		3,654	218.00							
2017	2017-0006248	SEGURA-VASQUEZ, FILOMENO	202	27,554		3,307	197.00							
2016	2016-0006248	SEGURA-VASQUEZ, FILOMENO	202	27,554		3,307	197.00							
2015	2015-0006248	SEGURA-VASQUEZ, FILOMENO	202	27,105		3,253	194.00							
2014	2014-0006248	SEGURA-VASQUEZ, FILOMENO	202	29,058		3,150	188.00							
2013	2013-0006248	SEGURA-VASQUEZ, FILOMENO	202	25,000		3,000	179.00							



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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	75 x 70	
Lot Count		
Units Buildable	2100	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	5,250.00 x .40 = 2,100	
Factor Value		
Adjustments		
Lot Value	2,100	

Residential Data	
Type	1 Single Family Residence
Condition	2.75 - Fair
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Stucco
Base/Total Area	768 / 1,152
Style	100% 1 1/2 Story Finished
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	PARTIAL -
Year/Eff Age	1930 / 76

HOUSE 4/24/2025

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	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	29,866		
Lot Value	2,100		
Indicated Value	31,966	27.75	Per SqFt
Agland Value			
Site Improvements	2,990		
Total Value	34,956	30.34	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	83.25	Total Misc Impr	+ 6,915
Roofing Adj	+ 3.20	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 114,869
Heat/Cool Adj	+ 1.73	Depreciation ( 74%)	- 85,003
Plumbing Adj	+ 5.53	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 29,866
Adj Base Cost	= 93.71	Lot Value	+ 2,100
Total Area	x 1,152	Indicated Value	= 31,966
Adjusted Cost	= 107,954	Value Per SqFt	27.75

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	5768	20x8	1930	160	39.79		6,366
PRCH	Porch	13474	6x4	1930	24	22.87		549



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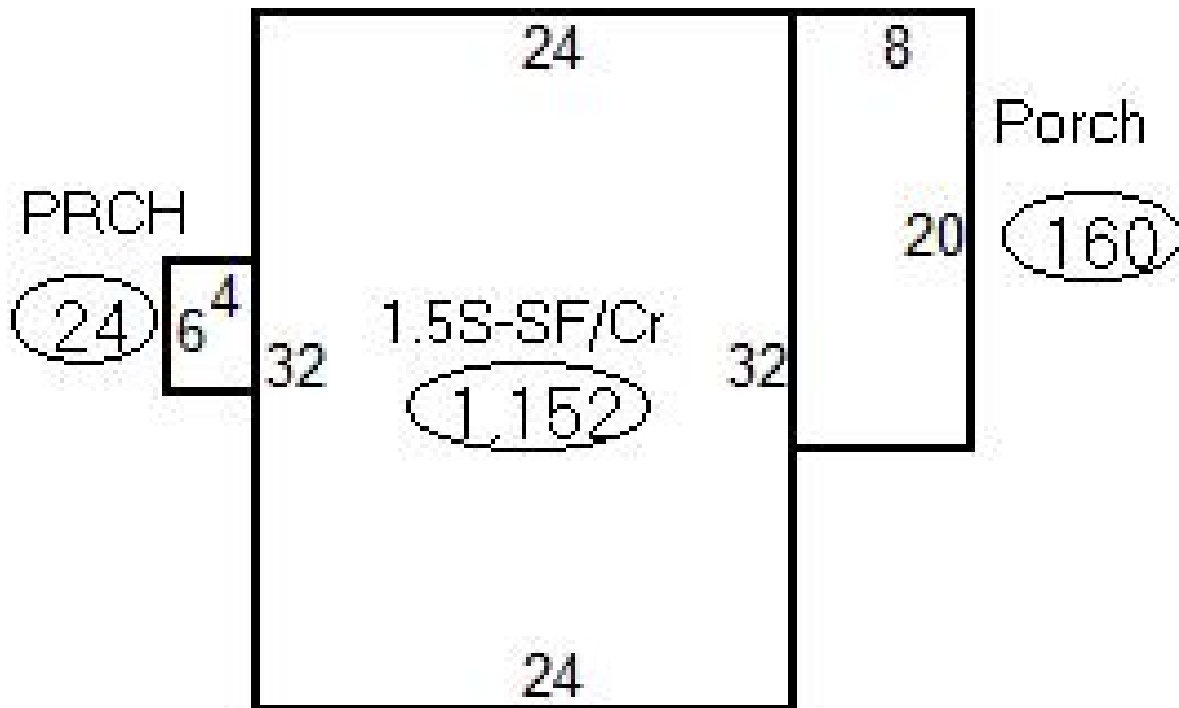
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	20	1.5S-SF/Cr	768	1.500	1,152
2	M	RSPC		20	Porch	160	1.000	160
3	M	PRCH		20	PRCH	24	1.000	24
<b>Total Building Area</b>						768		1,152



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	24x12x8	Base	Formed Metal	288
	Qual	2	Cond 3	Year 2018	Eff Age 8	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (37% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (16.02 x 288)		4,614	4,614	1,707	2,907
	PACN	Paving - Concrete / SIDEWALK	18x3x0	Concrete		54
	Qual	3	Cond 3	Year 1930	Eff Age 96	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (7.73 x 54)		417	417	334	83