



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	300006280													
Parcel ID	2001-00-079-010-0-001-00													
Cadastral ID	2001-079-010-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	3											
Tax Area	202 - 1T-LAVERNE-C													
Name ID	25415													
CLARK, JUSTIN														
P O BOX 746 LAVERNE OK 73848-														
Parcel Location														
Situs	00515 NW FOURTH ST													
Subdivision	LAVERNE ORIG.													
Lot/Block	0010 / 0079	Parcel Size	2 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
HOUSE 4/24/2025														
Legal Description Lat/Long: 36.71152588 -99.89968157														
LAVERNE ORIG BLOCK 79 LOTS 10-11 BOOK 778 PAGE 93														
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					
					778/93	BREON, TONY &	09/12/2023	30,000	14					
					607/221	LOVE, DELVIN, ETUX	09/13/2005	17,000	V					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap	2024	Land Value	2,800	2,800	12%	336	Assessed	3,793	254.85					
Year Frozen		Improvements	28,808	28,808		3,457	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	31,608	31,608		3,793	Total Taxable	3,793	255.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006280	CLARK, JUSTIN	202	31,608	0	3,780	254.00							
2024	2024-300006280	CLARK, JUSTIN	202	30,000	0	3,600	239.00							
2023	2023-300006280	CLARK, JUSTIN	202	61,953	0	3,847	258.00							
2022	2022-300006280	BREON, TONY &	202	52,954	0	3,663	248.00							
2021	2021-300006280	BREON, TONY AND	202	51,355	0	3,489	241.00							
2020	2020-300006280	BREON, TONY AND	202	51,355	0	3,322	225.00							
2019	2019-0006280	BREON, TONY AND	202	51,355		3,165	189.00							
2018	2018-0006280	BREON, TONY AND	202	55,508		3,014	180.00							
2017	2017-0006280	BREON, TONY AND	202	53,168		2,871	171.00							
2016	2016-0006280	BREON, TONY AND	202	53,168		2,734	163.00							
2015	2015-0006280	BREON, TONY AND	202	52,444		2,603	155.00							
2014	2014-0006280	BREON, TONY AND	202	56,313		2,480	148.00							
2013	2013-0006280	BREON, TONY AND	202	53,218		2,362	141.00							



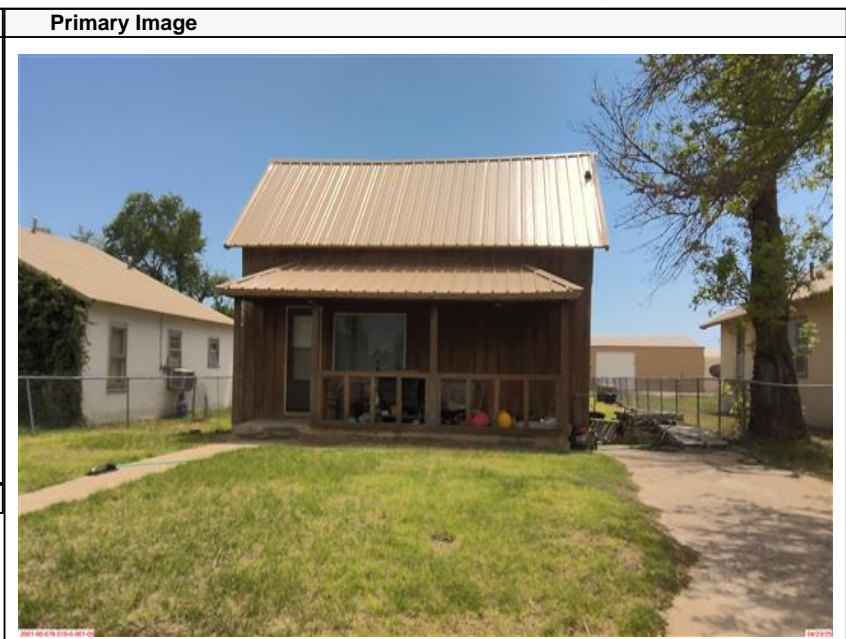
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Lot Data		Square-Foot - LAVERNE ORIGMULTI
Lot Size	50 x 140	
Lot Count		
Units Buildable	2800	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	7,000.00 x .40 = 2,800	
Factor Value		
Adjustments		
Lot Value	2,800	



HOUSE 4/24/2025

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,500 / 1,500
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	8 Metal, Formed Seams
Area on Slab	1,500
Fixture/RghIn	5 /
Bed/F/H Bath	3 / 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		

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	29,588		
Lot Value	2,800		
Indicated Value	32,388	21.59	Per SqFt
Agland Value			
Site Improvements	130		
Total Value	32,518	21.68	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	77.92	Total Misc Impr	+ 5,366
Roofing Adj	+ 4.43	Garage Cost	+ 0
Subfloor Adj	+ -0.94	Total RCN	= 147,941
Heat/Cool Adj	+ 9.78	Depreciation (80%)	- 118,353
Plumbing Adj	+ 3.86	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 29,588
Adj Base Cost	= 95.05	Lot Value	+ 2,800
Total Area	x 1,500	Indicated Value	= 32,388
Adjusted Cost	= 142,575	Value Per SqFt	21.59

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	5875	25x6	2006	150	35.77		5,366



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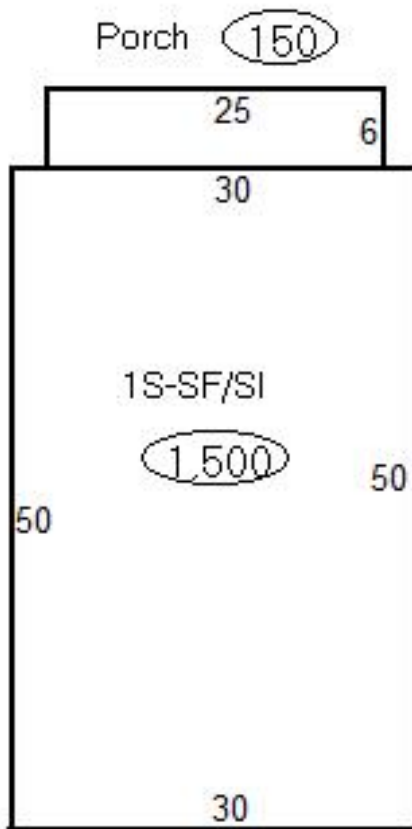
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,500	1.000	1,500
2	M	RSPC		20	Porch	150	1.000	150
Total Building Area						1,500		1,500



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	PACN	Paving - Concrete	30x3x0	Concrete		90	
	Qual	3	Cond 3	Year 1940	Eff Age 86		
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (7.21 x 90)	649		649	519	130