



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
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Assessment Data					Primary Image																																																																																																																				
Account 300006283 Parcel ID 2001-00-079-016-0-001-00 Cadastral ID 2001-079-016-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 202 - 1T-LAVERNE-C Name ID 15309 ZOLLINGER, WANDA LEE (LE) 524 NW 3RD LAVERNE OK 73848-0000 Parcel Location Situs 00524 NW THIRD ST Subdivision LAVERNE ORIG. Lot/Block 0016 / 0079 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE																																																																																																																									
Legal Description Lat/Long: 36.71156869 -99.89403120 LAVERNE ORIG BLOCK 79 LOTS 16; W 16 1/2' OF 17 BOOK 780 PAGE 539 LIFE ESTATE																																																																																																																									
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Lot Data		Square-Foot - LAVERNE ORIGMULTI
Lot Size	50.1 x 140	
Lot Count		
Units Buildable	2806	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	7,014.00 x .40 = 2,806	
Factor Value		
Adjustments		
Lot Value	2,806	



HOUSE 4/24/2025

Residential Data	
Type	1 Single Family Residence
Condition	3.25 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,064 / 1,064
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	8 Metal, Formed Seams
Area on Slab	0
Fixture/RghIn	6 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1945 / 77

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	35,165		
Lot Value	2,806		
Indicated Value	37,971	35.69	Per SqFt
Agland Value			
Site Improvements	886		
Total Value	38,857	36.52	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	96.05	Total Misc Impr	+ 10,236
Roofing Adj	+ 6.11	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 140,661
Heat/Cool Adj	+ 12.33	Depreciation (75%)	- 105,496
Plumbing Adj	+ 8.08	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 35,165
Adj Base Cost	= 122.58	Lot Value	+ 2,806
Total Area	x 1,064	Indicated Value	= 37,971
Adjusted Cost	= 130,425	Value Per SqFt	35.69

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	5880	21x7	1960	147	43.68		6,421
CPDT	Carport - Detached	5881	25x14	2009	350	10.90		3,815



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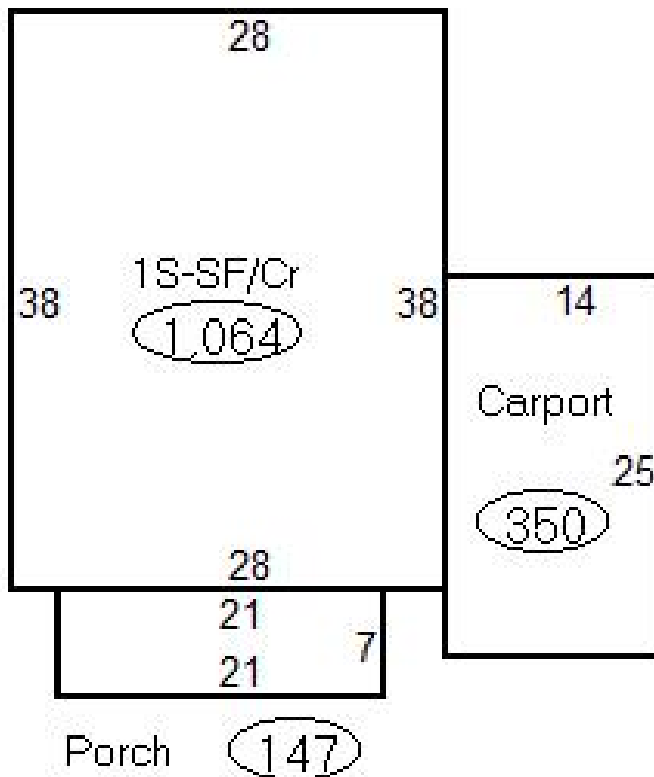
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Sketch Image

300006283



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	RSPC		20	Porch	147	1.000	147
2	M	CPDT		20	Carport	350	1.000	350
3	R	1	Crawl	20	1S-SF/Cr	1,064	1.000	1,064
Total Building Area						1,064		1,064



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Metal Green	16x8x6	Base	Formed Metal	128
	Qual	2	Cond 2	Year 2000	Eff Age 31	
	Valuation Summary		Modifier Total		RCN	Depr (78% Phys/ % Func)
Base Cost (18.23 x 128)		2,333		2,333	1,820	513
	SHDS	Shed - Small	10x9x6	Base	Formed Metal	90
	Qual	2	Cond 2	Year 1990	Eff Age 43	
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)
Base Cost (20.71 x 90)		1,864		1,864	1,491	373