




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 300006297 Parcel ID 2001-00-080-021-0-001-00 Cadastral ID 2001-080-021-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 202 - 1T-LAVERNE-C Name ID 15318 OVALLE, JUAN F. & LUCRECIA N. OVALLE P O BOX 413 LAVERNE OK 73848-0000 Parcel Location Situs 00514 NW FOURTH ST Subdivision LAVERNE ORIG. Lot/Block 0021 / 0080 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE																			
HOUSE										4/30/2025									
Legal Description Lat/Long: 36.71204280 -99.89895134					Building Permits														
LAVERNE ORIG BLOCK 80 LOTS E2 OF 21; ALL 22-23					<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										
					692/253	ELSTON, KRISTOPHER L.	09/09/2013	37,500	21										
					642/233	ECHEVARRIA, SALVADOR AND	08/29/2008	29,000	PQ										
					593/826	ROBERTS, RUTH	06/09/2004	9,500	U										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax										
Remove Cap		Land Value	3,500	3,500	12%	420	Assessed	4,280	287.57										
Year Frozen		Improvements	32,170	32,170		3,860	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	35,670	35,670		4,280	Total Taxable	4,280	288.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-300006297	OVALLE, JUAN F. &			202	35,670	0	4,280	288.00										
2024	2024-300006297	OVALLE, JUAN F. &			202	39,515	0	4,215	280.00										
2023	2023-300006297	OVALLE, JUAN F. &			202	38,060	0	4,015	270.00										
2022	2022-300006297	OVALLE, JUAN F. &			202	31,864	0	3,824	259.00										
2021	2021-300006297	OVALLE, JUAN F. &			202	30,443	0	3,653	252.00										
2020	2020-300006297	OVALLE, JUAN F. &			202	30,443	0	3,653	247.00										
2019	2019-0006297	OVALLE, JUAN F. &			202	30,467		3,656	218.00										
2018	2018-0006297	OVALLE, JUAN F. &			202	33,031		3,964	237.00										
2017	2017-0006297	OVALLE, JUAN F. &			202	31,762		3,812	228.00										
2016	2016-0006297	OVALLE, JUAN F. &			202	31,786		3,815	228.00										
2015	2015-0006297	OVALLE, JUAN F. &			202	37,500		4,501	269.00										
2014	2014-0006297	OVALLE, JUAN F. &			202	37,500		4,501	269.00										
2013	2013-0006297	OVALLE, JUAN F. &			202	34,332		3,837	229.00										



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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	62.5 x 140	
Lot Count		
Units Buildable	3500	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	8,750.00 x .40 = 3,500	
Factor Value		
Adjustments		
Lot Value	3,500	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	1,138 / 1,138
Style	100% One Story
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 / 77

HOUSE	4/30/2025
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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	91.65	Total Misc Impr	+ 9,596
Roofing Adj	+ 4.27	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 127,083
Heat/Cool Adj	+ 1.73	Depreciation (75%)	- 95,312
Plumbing Adj	+ 5.60	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 31,771
Adj Base Cost	= 103.24	Lot Value	+ 3,500
Total Area	x 1,138	Indicated Value	= 35,271
Adjusted Cost	= 117,487	Value Per SqFt	30.99

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	31,771		
Lot Value	3,500		
Indicated Value	35,271	30.99	Per SqFt
Agland Value			
Site Improvements	256		
Total Value	35,527	31.22	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
CPAT	Carport - Attached	5932	22x12	2010	264	9.22		2,434
WODC	Wood Deck - Covered	8084	20x12	2020	240	29.84		7,162



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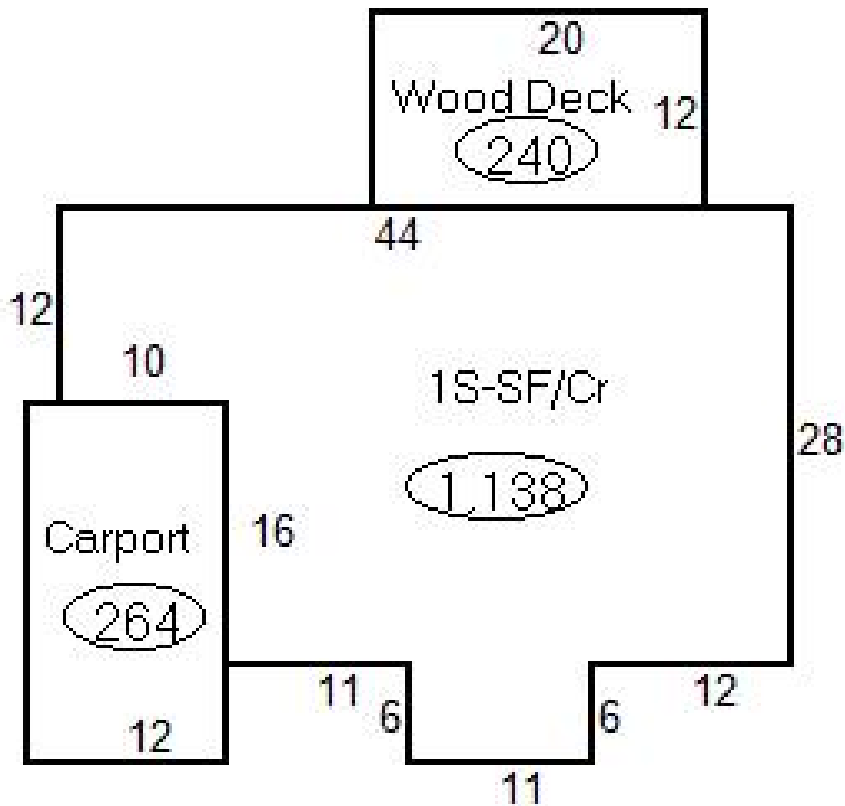
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	1,138	1.000	1,138
2	M	CPAT		20	Carport	264	1.000	264
3	M	WODC		20	Wood Deck	240	1.000	240
Total Building Area						1,138		1,138



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PACN	Paving - Concrete / SIDEWALK	26x3x0	Concrete		78
	Qual	3	Cond 3	Year 2010	Eff Age 16	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (7.39 x 78)		576	576	461	115
	PACN	Paving - Concrete / DRIVEWAY	10x10x0	Concrete		100
	Qual	3	Cond 3	Year 2010	Eff Age 16	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (7.07 x 100)		707	707	566	141