




# 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	300006384				 <p>2040-00-017-009-0-001-00_002.JPG 3/13/2023</p>									
Parcel ID	2040-00-017-009-0-001-00													
Cadastral ID	2040-017-009-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	1											
Tax Area	202 - 1T-LAVERNE-C													
Name ID	15373													
WEBB, BECKY, ETAL														
332264 E. HIDDEN CANYON RD. WELLSTON, OK 74881-0000														
<b>Parcel Location</b>														
Situs	00522 S BROADWAY													
Subdivision	CORDES ADDN													
Lot/Block	0009 / 0017	Parcel Size	4 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
<b>Legal Description</b> Lat/Long: 36.69739990 -99.89135081														
CORDES ADD BLOCK 17 LOTS 9-10-11-12														
<b>Building Permits</b>														
<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										
<b>Exemptions</b>														
Code	Type	Active	Maximum	Exemption										
<b>Sale History</b>														
Bk/Pg	Grantor	Date	Price	Code										
559/422 /	LONG, HELEN G. WEBB, BECKY, ETAL	10/23/2000	60,000	Q										
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	3,840	3,840	12%	461	Assessed	11,624	781.02					
Year Frozen		Improvements	93,023	93,023		11,163	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	96,863	96,863		11,624	Total Taxable	11,624	781.00					
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006384	WEBB, BECKY, ETAL	202	96,863	0	11,624	781.00							
2024	2024-300006384	WEBB, BECKY, ETAL	202	102,922	0	11,360	756.00							
2023	2023-300006384	WEBB, BECKY, ETAL	202	90,156	0	10,819	727.00							
2022	2022-300006384	WEBB, BECKY, ETAL	202	90,156	0	10,819	732.00							
2021	2021-300006384	WEBB, BECKY, ETAL	202	90,156	0	10,819	747.00							
2020	2020-300006384	WEBB, BECKY, ETAL	202	90,156	0	10,819	733.00							
2019	2019-0006384	WEBB, BECKY, ETAL	202	88,470		10,616	634.00							
2018	2018-0006384	WEBB, BECKY, ETAL	202	95,458		11,102	663.00							
2017	2017-0006384	WEBB, BECKY, ETAL	202	91,453		10,573	631.00							
2016	2016-0006384	WEBB, BECKY, ETAL	202	91,453		10,071	601.00							
2015	2015-0006384	MOORE, TWILA	202	90,233		8,591	513.00							
2014	2014-0006384	MOORE, TWILA	202	96,855		8,312	496.00							
2013	2013-0006384	MOORE, TWILA	202	115,750		8,040	480.00							



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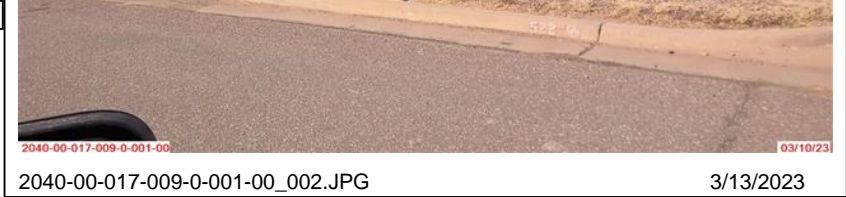
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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	100 x 96	
Lot Count		
Units Buildable	3840	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	9,600.00 x .40 = 3,840	
Factor Value		
Adjustments		
Lot Value	3,840	

Residential Data	
Type	1 Single Family Residence
Condition	3.2 - Average
Quality	3.2 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	85% Veneer, Masonry 15% Frame, Siding, Vinyl
Base/Total Area	1,806 / 1,806
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	2 / 2.0 /
Basement Area	839 Total, 839 Partition
Garage Type	418 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1960 / 63



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	89.28	Total Misc Impr	+ 7,958
Roofing Adj	+ 4.08	Garage Cost	+ 13,079
Subfloor Adj	+ 0.00	Total RCN	= 255,456
Heat/Cool Adj	+ 11.39	Depreciation ( 64%)	- 163,492
Plumbing Adj	+ 5.74	Lump Sums	+ 0
Basement Adj	+ 19.32	RCNLD	= 91,964
Adj Base Cost	= 129.80	Lot Value	+ 3,840
Total Area	x 1,806	Indicated Value	= 95,804
Adjusted Cost	= 234,419	Value Per SqFt	53.05

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	91,964		
Lot Value	3,840		
Indicated Value	95,804	53.05	Per SqFt
Agland Value			
Site Improvements	687		
Total Value	96,491	53.43	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Msn Cls A	0		1	1	5,060.75		5,061
PATC	Patio - Covered	6145	19x9		171	16.94		2,897



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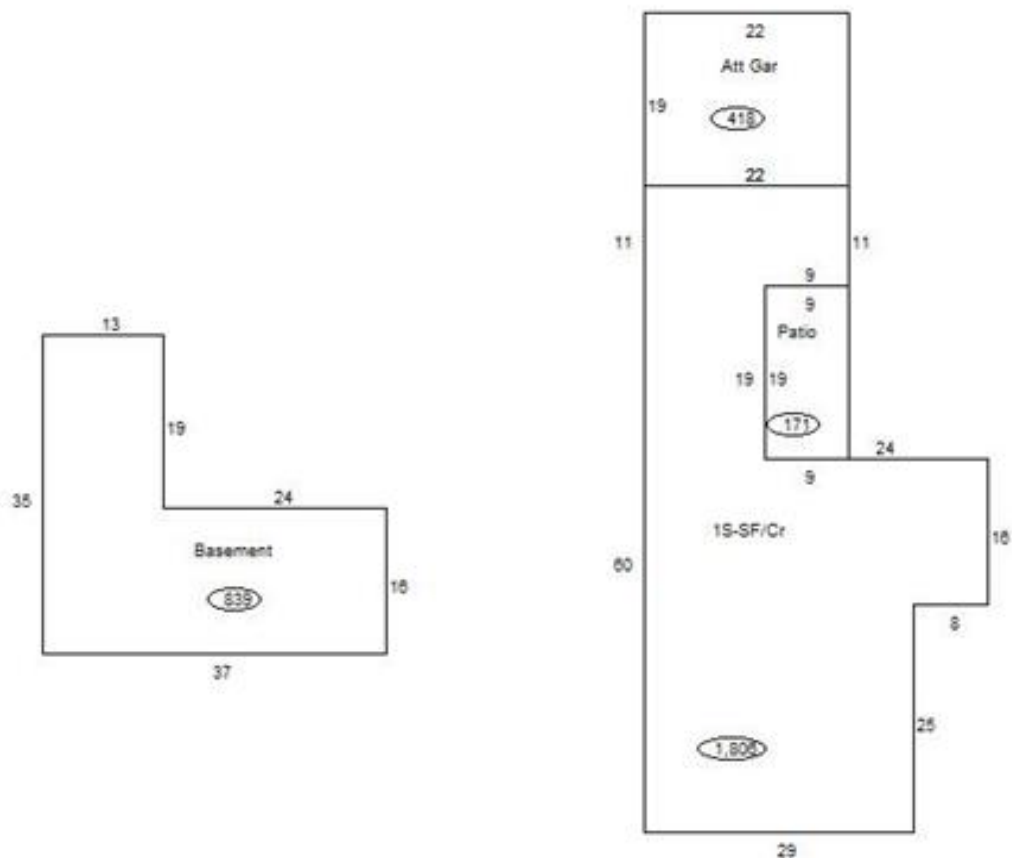
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	B			20	Basement	839	1.000	839
2	M	PATC		20	Patio	171	1.000	171
3	G	1		20	Att Gar	418	1.000	418
4	R	1	Crawl	20	1S-SF/Cr	1,806	1.000	1,806
<b>Total Building Area</b>						<b>1,806</b>		<b>1,806</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PACN	Paving - Concrete	44x19x0			836
	Qual 3	Cond 3	Year 1990	Eff Age 36		

Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (4.11 x 836)	3,436		3,436	2,749
				687