



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:21:40
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Assessment Data					Primary Image																																																																																																																				
Account 300006395 Parcel ID 2060-00-012-021-0-001-00 Cadastral ID 2060-012-021-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 15312 DUNSWORTH, MICHAEL AND KANDIE DUNSWORTH 511 N. BROADWAY LAVERNE OK 73848- Parcel Location Situs 00605 S OKLAHOMA Subdivision TERBUSH ADDN Lot/Block 0021 / 0012 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					<p>2060-00-012-021-0-001-00_001.JPG 3/13/2023</p>																																																																																																																				
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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
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	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	616 / 616
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	
Year/Eff Age	1940 / 103



2060-00-012-021-0-001-00_001.JPG 3/13/2023

GRM Approach	
GRM Code	
Gross Rent Indicated Value	

Multiple Regression	
MRA Code	
Adusted 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	13,464		
Lot Value	2,800		
Indicated Value	16,264	26.40	Per SqFt
Agland Value			
Site Improvements	1,592		
Total Value	17,856	28.99	Total Value Per SqFt

Cost Approach				Manual :	
Base Cost	91.47	Total Misc Impr	+	969	
Roofing Adj	+ 4.04	Garage Cost	+		
Subfloor Adj	+ 2.36	Total RCN	=	67,318	
Heat/Cool Adj	+ 1.40	Depreciation (80%)	-	53,854	
Plumbing Adj	+ 8.44	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	13,464	
Adj Base Cost	= 107.71	Lot Value	+	2,800	
Total Area	x 616	Indicated Value	=	16,264	
Adjusted Cost	= 66,349	Value Per SqFt		26.40	

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	6166	8x6		48	18.01		864
PATO	Slab Class C	6167	4x3		12	8.72		105



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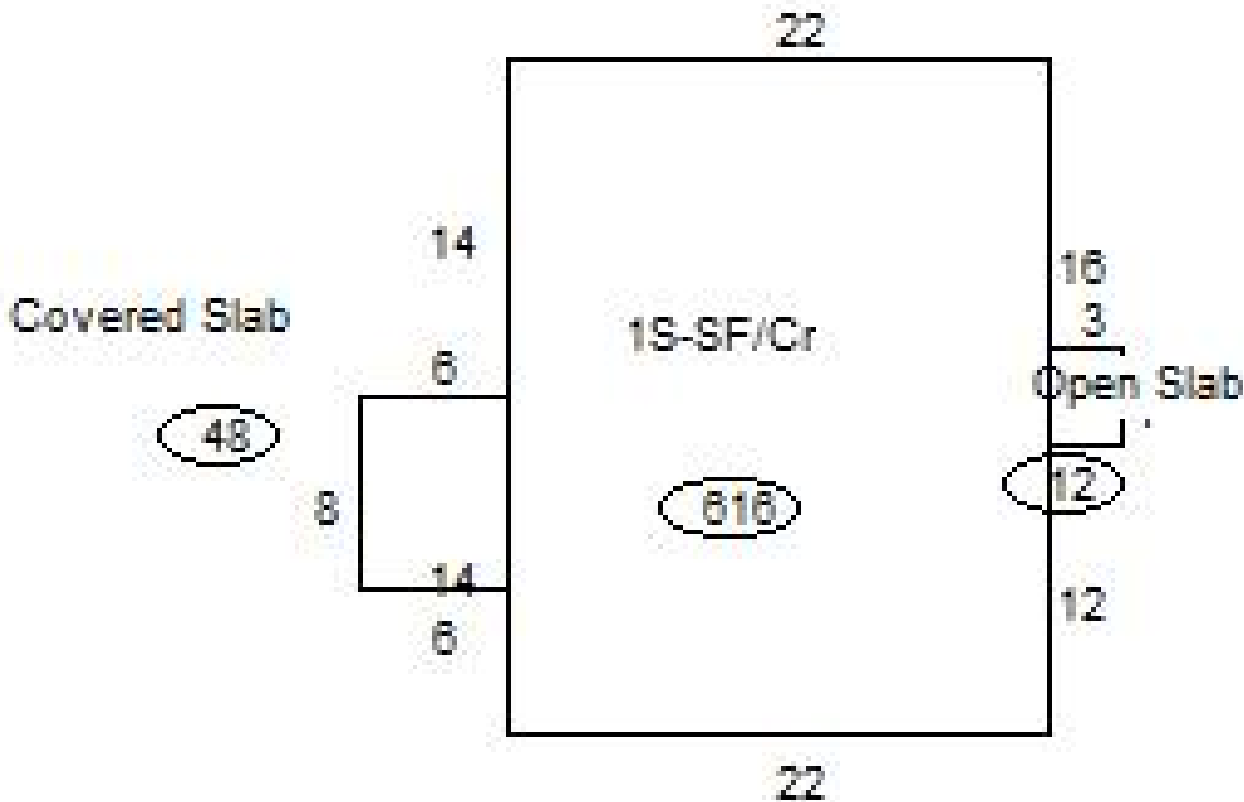
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Sketch Image

300006395



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		20	Covered Slab	48	1.000	48
2	M	PATO		20	Open Slab	12	1.000	12
3	R	1	Crawl	20	1S-SF/Cr	616	1.000	616
Total Building Area						616		616



Harper

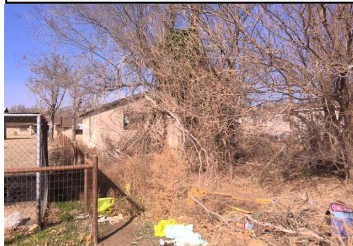
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	28x16x10		Composition Shingle	448
	Qual	3	Cond 3	Year 1990	Eff Age 36	
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (17.77 x 448)	7,961	7,961	6,369	1,592