



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 300006429 Parcel ID 2080-00-001-008-0-002-00 Cadastral ID 2080-001-008-00-0-002-00 Property Type REAL - Real Property Property Class UC VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 24955 OHAIR, GARY P & RHONDA K. OHAIR 905 S BROADWAY AVE. LAVERNE OK 73848-																			
Parcel Location Situs 00905 S BROADWAY Subdivision KIRKHART ADDN Lot/Block 0008 / 0001 Parcel Size .5 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERNE - 1-LAVERNE																			
Legal Description Lat/Long: 36.69114984 -99.90481065					Building Permits														
KIRKHART ADD BLOCK 1 LOT TRACT IN W PART OF 8 125'X150'					<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										
					765/818	OHAIR MOTOR INC.	02/24/2022	0	04										
					512/617	MORRIS, JOHN DAVID, ETUX	02/26/1996	0	MU										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax										
Remove Cap		Land Value	15,000	11,127	12%	1,335	Assessed	1,335	89.70										
Year Frozen		Improvements	0	0		0	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	15,000	11,127		1,335	Total Taxable	1,335	90.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-300006429	OHAIR, GARY P &			202	15,000	0	1,272	85.00										
2024	2024-300006429	OHAIR, GARY P &			202	15,000	0	1,211	81.00										
2023	2023-300006429	OHAIR, GARY P &			202	15,000	0	1,154	78.00										
2022	2022-300006429	OHAIR, GARY P &			202	15,000	0	1,099	74.00										
2021	2021-300006429	OHAIR MOTOR INC.			202	15,000	0	1,047	72.00										
2020	2020-300006429	OHAIR MOTOR INC.			202	15,000	0	997	68.00										
2019	2019-0006429	OHAIR MOTOR INC.			202	15,000		949	57.00										
2018	2018-0006429	OHAIR MOTOR INC.			202	15,000		904	54.00										
2017	2017-0006429	OHAIR MOTOR INC.			202	16,875		861	51.00										
2016	2016-0006429	OHAIR MOTOR INC.			202	16,875		820	49.00										
2015	2015-0006429	OHAIR MOTOR INC.			202	16,875		781	47.00										
2014	2014-0006429	OHAIR MOTOR INC.			202	16,875		744	44.00										
2013	2013-0006429	OHAIR MOTOR INC.			202	37,500		709	42.00										



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Lot Data	Primary Image	
<p>Lot Size 125 x 150</p> <p>Lot Count</p> <p>Units Buildable 15000</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 13 LAVERNE COMM</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 18,750.00 x .80 = 15,000</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 15,000</p>		
Cost Approach		
<p>Manual Date 07/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 15,000</p> <p>Cost Approach Value 15,000</p>	<p>Image Information</p> <p>Image ID 25577</p> <p>Image Date 3/13/2023</p> <p>Name 003.JPG</p> <p>Description LOT</p>	
Income Approach	Value Reconciliation	
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 15,000</p> <p>Total Appraised Value 15,000</p>	



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