



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:22:28
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300006453 Parcel ID 2100-00-009-003-0-001-00 Cadastral ID 2100-009-003-00-0-001-00 Property Type REAL - Real Property Property Class UC VI Area 1 Tax Area 202 - 1T-LAVERNE-C Name ID 24576 LINVILLE, JERRY P. & DALE L. THOMAS PO BOX 239 LAVERNE OK 73848- Parcel Location Situs 00100 LOVE ST Subdivision LOVE ADDN Lot/Block 0003 / 0009 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200100 - LAVERNE ORIG\MULTI School District 1-LAVERN - 1-LAVERNE					<p>2100-00-009-003-0-001-00 03/10/23</p>																																																																																																																				
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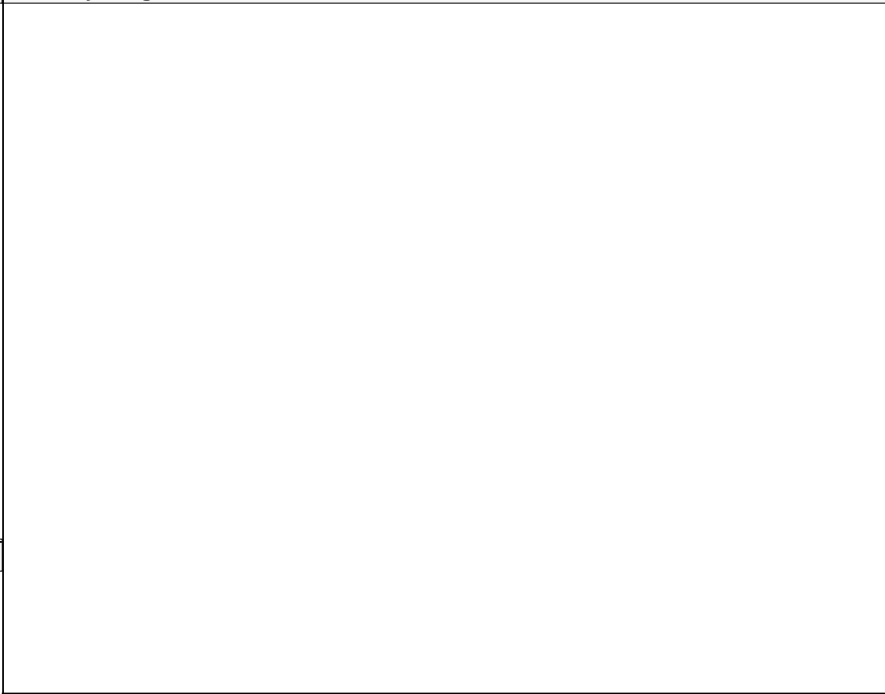


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Lot Data	Primary Image	
<p>Lot Size 0 x 0</p> <p>Lot Count</p> <p>Units Buildable 10632</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 10 LAVERNE ORIG\MULTI</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 26,579.00 x .40 = 10,632</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 10,632</p>		
<p>Cost Approach</p>		
<p>Manual Date 07/2025</p> <p>Total Building Area 3,840</p> <p>Total Base Value 278,170</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New 278,170</p> <p>Phys/Func Depreciation Loss ()</p> <p>RCN Less Phys/Func 55,634</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources) 55,634</p> <p>Depreciated Improvements</p> <p>Outbuilding Value 680</p> <p>Total Improvement Value 56,314</p> <p>Land Value 10,632</p> <p>Cost Approach Value 66,946 17.43/SqFt</p>	<p>Image ID 25618</p> <p>Image Date 3/13/2023</p> <p>Name 002.JPG</p> <p>Description GARAGE</p>	
<p>Income Approach</p>	<p>Value Reconciliation</p>	
<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 0.00</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value 680</p> <p>Land Value 10,632</p> <p>Total Appraised Value 66,946 17.43/SqFt</p>	



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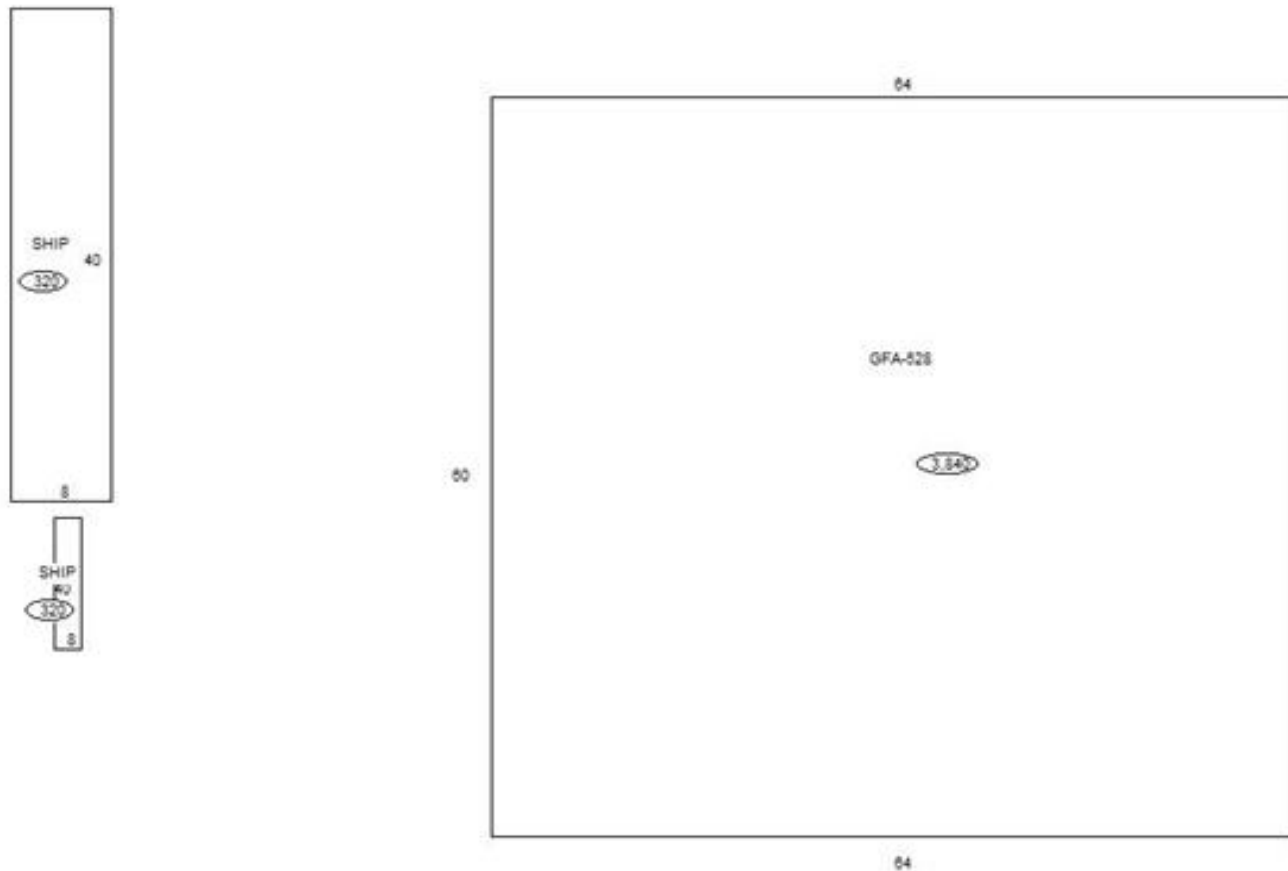
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Sketch Image

300006453



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	528		13	GFA-528	3,840	1.000	3,840
2	O	SHIP		13	SHIP	320	1.000	320
3	O	SHIP		50	SHIP	320	1.000	320
Total Building Area						3,840		3,840



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Account 300006453
Parcel ID 2100-00-009-003-0-001-00
Cadastral ID 2100-009-003-00-0-001-00

Tax Area Code 202
Property Class UC
Owners Name LINVILLE, JERRY P. &

Building Data

Building ID 205
Building Sequence 1
Occupancy 1 528 Service Repair Garage 100%
Occupancy 2
Occupancy 3
Total Floor Area 3,840
Average Perimeter 248
Number Of Storys 1.00
Average Wall Ht 16.00
Year Built 1972
Effective Age 65
Construction Class 7 - Pre-Engineered Steel Frame
Quality 2 - Fair
Condition 2 - Fair
Exterior Wall 117 - Single Metal, Tex Cover on Steel Frame
Heating/Cooling 11 - Radiant Space Heaters
Roof Type Gable
Roof Cover Metal

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image

Image Information

Image Name
Image Date
Image Name
Description

Cost Calculations

Appraisal Zone 1
Zone Description VI AREA 1
Base Cost 42.53
Wall Cost 24.09
HVAC Cost 5.82
Basement Cost 0.00
Total Base Cost 72.44
Total Area 3,840
Base RCN 278,170
Misc Impr Value

Manual Date
Base Year 2026
Modifier Value
Total Replacement Cost 278,170
Physical Depreciation 80%
Functional Depreciation
Total Depreciation 80% (222,536)
Total RCNLD 55,634
Lump Sums
Total Building Value 55,634 \$ 14.49 Per SqFt



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHIP	Shipping/Storage Container	40x8x8			320	
	Qual	3	Cond 3	Year	0	Eff Age 1520	
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)		RCNLD
	Base Cost (5.31 x 320)			1,699	1,359	340	
	SHIP	Shipping/Storage Container	40x8x8			320	
	Qual	3	Cond 3	Year	0	Eff Age 1520	
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)		RCNLD
	Base Cost (5.31 x 320)			1,699	1,359	340	
Total Site Improvement Value						680	