



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
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Assessment Data					Primary Image									
Account	300006492													
Parcel ID	2140-00-001-008-0-001-00													
Cadastral ID	2140-001-008-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	3											
Tax Area	202 - 1T-LAVERNE-C													
Name ID	15447													
YOUNG, MARGARET														
725 KLINGER ST. LAVERNE OK 73848-0000														
Parcel Location														
Situs	00725 KLINGER													
Subdivision	SHUMAN'S 1ST ADDN													
Lot/Block	0008 / 0001	Parcel Size	1 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	200200 - SHUMANS\PARKWEID													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.70834331 -99.90006308														
SHUMANS ADD. BLOCK 1 LOT 8														
Building Permits														
<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					
H	Homestead	Yes	1,000	1,000	558/789	HILDERBRAND, ALVAN	09/12/2000	30,000	QV					
					509/456	PARKHURST, C. DANIEL	09/25/1995	29,500	QV					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	3,749	3,749	12%	450	Assessed	6,124	411.47					
Year Frozen		Improvements	47,683	47,283		5,674	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-67.00					
TIF Project ID	0	Total Value	51,432	51,032		6,124	Total Taxable	5,124	344.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300006492	YOUNG, MARGARET			202	51,432	1000	4,946	332.00					
2024	2024-300006492	YOUNG, MARGARET			202	55,333	1000	4,772	317.00					
2023	2023-300006492	YOUNG, MARGARET			202	52,259	1000	4,604	309.00					
2022	2022-300006492	YOUNG, MARGARET			202	45,342	1000	4,441	301.00					
2021	2021-300006492	YOUNG, MARGARET			202	44,964	1000	4,396	303.00					
2020	2020-300006492	YOUNG, MARGARET			202	44,964	1000	4,396	298.00					
2019	2019-0006492	YOUNG, MARGARET			202	44,964		4,396	262.00					
2018	2018-0006492	YOUNG, MARGARET			202	44,964		4,337	259.00					
2017	2017-0006492	YOUNG, MARGARET			202	43,172		4,181	250.00					
2016	2016-0006492	YOUNG, MARGARET			202	43,172		4,181	250.00					
2015	2015-0006492	YOUNG, MARGARET			202	44,094		4,063	242.00					
2014	2014-0006492	YOUNG, MARGARET			202	44,094		3,916	234.00					
2013	2013-0006492	YOUNG, MARGARET			202	33,678		3,042	182.00					



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Lot Data		Square-Foot - SHUMANS\PARK\WEID	
Lot Size	59.5 x 140		
Lot Count			
Units Buildable	3749		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	8,330.00 x .45 = 3,749		
Factor Value			
Adjustments			
Lot Value	3,749		



HOUSE 4/30/2025

Residential Data	
Type	1 Single Family Residence
Condition	2.75 - Fair
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,346 / 1,346
Style	100% One Story
HVAC	100% Warmed & Cooled Air 1 Wall Air Conditioner
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	1958 / 72

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	85.42	Total Misc Impr	+ 686
Roofing Adj	+ 4.07	Garage Cost	+ 686
Subfloor Adj	+ 0.00	Total RCN	= 142,003
Heat/Cool Adj	+ 10.77	Depreciation (71%)	- 100,822
Plumbing Adj	+ 4.73	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 41,181
Adj Base Cost	= 104.99	Lot Value	+ 3,749
Total Area	x 1,346	Indicated Value	= 44,930
Adjusted Cost	= 141,317	Value Per SqFt	33.38

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	41,181		
Lot Value	3,749		
Indicated Value	44,930	33.38	Per SqFt
Agland Value			
Site Improvements	4,926		
Total Value	49,856	37.04	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	6402	6x5	1958	30	22.86		686



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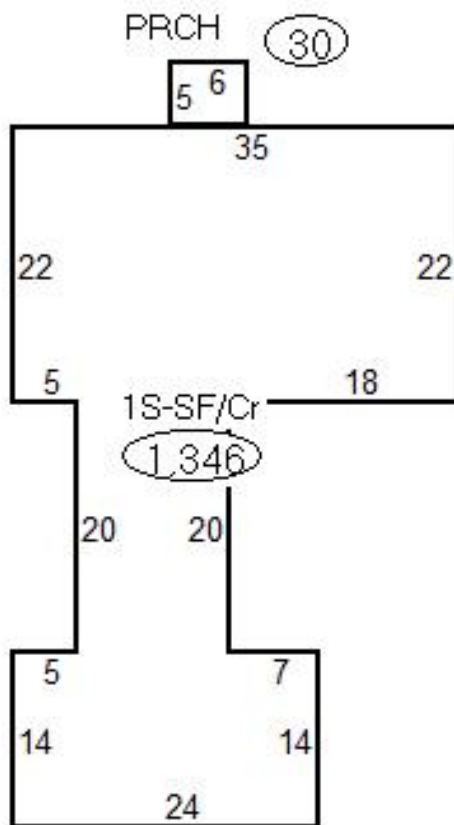
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Sketch Image

300006492



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		20	PRCH	30	1.000	30
2	R	1	Crawl	20	1S-SF/Cr	1,346	1.000	1,346
Total Building Area						1,346		1,346



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
<p>2140-00-001-008-0-001-00 6492 05/19/2021</p>	BNV	Carport - Detached 1 of 2 (GONE)	20x12x8	Base	Formed Metal	240
	Qual	3	Cond 3	Year 2013	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ 0% Func)	RCNLD
	Base Cost (0.00 x 240)					
<p>2140-00-001-008-0-001-00 6492 05/19/2021</p>	BNV	Carport - Detached 1 of 2 (GONE)	20x12x8	Base	Formed Metal	240
	Qual	3	Cond 3	Year 2013	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ 0% Func)	RCNLD
	Base Cost (0.00 x 240)					
	SHDS	Shed - Small	24x12x8	Base	Formed Metal	288
	Qual	3	Cond 3	Year 2013	Eff Age 13	
	Valuation Summary		Modifier Total	RCN	Depr (47% Phys/ % Func)	RCNLD
	Base Cost (18.19 x 288)	5,239		5,239	2,462	2,777
	SHDS	Shed - Small	10x8x6	Base	Composition Shingle	80
	Qual	3	Cond 3	Year 2000	Eff Age 26	
	Valuation Summary		Modifier Total	RCN	Depr (70% Phys/ % Func)	RCNLD
	Base Cost (25.28 x 80)	2,022		2,022	1,415	607
<p>2140-00-001-008-0-001-00 6492 05/19/2021</p>	PACN	Paving - Concrete DRIVEWAY	109x18x0	Concrete		1,962
	Qual	3	Cond 3	Year 1970	Eff Age 56	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (3.93 x 1,962)	7,711		7,711	6,169	1,542