




# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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 Time 07:23:22  
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Assessment Data					Primary Image																																																																																																																			
Account 300006515 Parcel ID 2142-00-001-003-0-001-00 Cadastral ID 2142-001-003-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 202 - 1T-LAVERNE-C Name ID 15550 GARTRELL, KIMBERLY  P O BOX 1032 LAVERNE OK 73848-0000  <b>Parcel Location</b> Situs 00810 W JANE JAYROE BLVD Subdivision SHUMAN'S 2ND ADDN Lot/Block 0003 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng / / / Neighborhood 200200 - SHUMANS\PARKWEID School District 1-LAVERNE - 1-LAVERNE					 <p>FRONT OF HOUSE 4/30/2025</p>																																																																																																																			
<b>Legal Description</b> Lat/Long: 36.70829006 -99.90036897 SHUMANS 2ND ADD BLOCK 1 LOT 3 BOOK 774 PAGE 603																																																																																																																								
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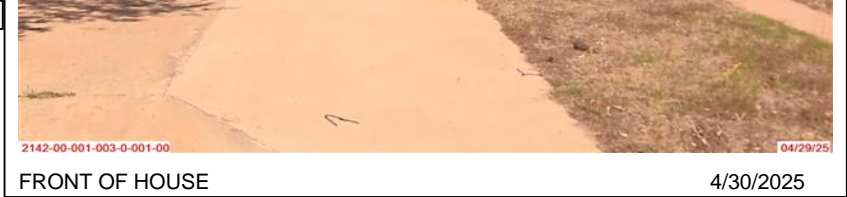
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Lot Data	Square-Foot - SHUMANS\PARK\WEID	Primary Image
Lot Size	65 x 157	
Lot Count		
Units Buildable	4592	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	10,205.00 x .45 = 4,592	
Factor Value		
Adjustments		
Lot Value	4,592	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	88% Frame, Plywood or Hardboard 12% Veneer, N
Base/Total Area	1,114 / 1,114
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,114
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	REFRESH -
Year/Eff Age	1959 / 61



FRONT OF HOUSE 4/30/2025

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	90.02	Total Misc Impr	+ 6,045
Roofing Adj	+ 5.03	Garage Cost	+ 11,570
Subfloor Adj	+ -2.06	Total RCN	= 139,598
Heat/Cool Adj	+ 10.77	Depreciation ( 63%)	- 87,947
Plumbing Adj	+ 5.73	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 51,651
Adj Base Cost	= 109.50	Lot Value	+ 4,592
Total Area	x 1,114	Indicated Value	= 56,243
Adjusted Cost	= 121,983	Value Per SqFt	50.49

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	51,651		
Lot Value	4,592		
Indicated Value	56,243	50.49	Per SqFt
Agland Value			
Site Improvements	1,994		
Total Value	58,237	52.28	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	6489	11x7		77	22.73		1,750
PRCH	Slab Porch - Covered	6491	7x4		28	22.87		640
CPDT	Carport - Detached	6493	21x18		378	9.67		3,655



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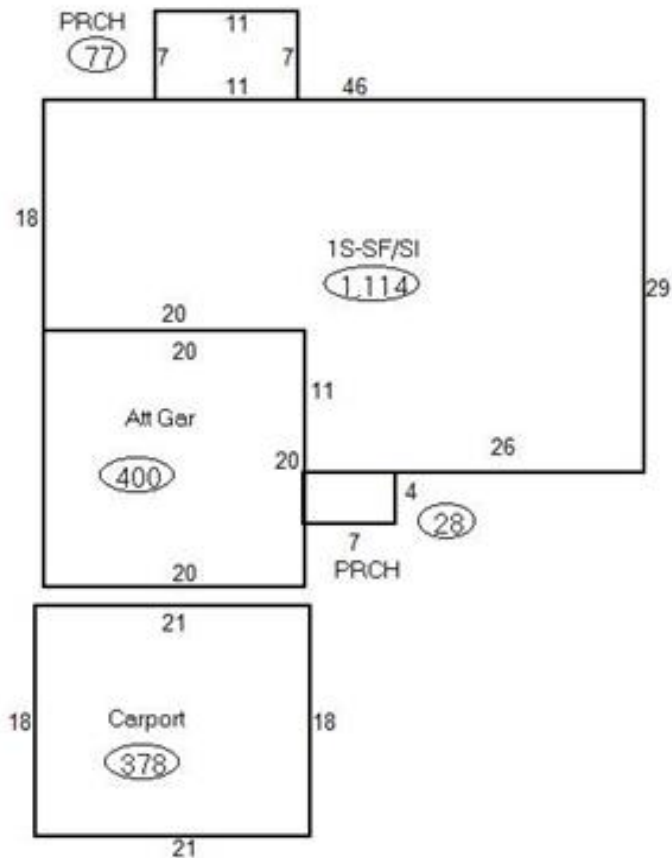
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Sketch Image

300006515



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		13	PRCH	77	1.000	77
2	G	1		13	Att Gar	400	1.000	400
3	M	PRCH		13	PRCH	28	1.000	28
4	R	1	Slab	13	1S-SF/SI	1,114	1.000	1,114
5	M	CPDT		13	Carport	378	1.000	378
<b>Total Building Area</b>						1,114		1,114



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Yard Shed - Metal	12x10x6		Formed Metal	120	
	Qual	3	Cond 3	Year 2005	Eff Age 21		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (61% Phys/ 0% Func)</b>		<b>RCNLD</b>
	Base Cost (22.95 x 120)		2,754		2,754	1,680	1,074
	PACN	Paving - Concrete Drive	44x20x0			880	
	Qual	3	Cond 3	Year 1970	Eff Age 56		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>		<b>RCNLD</b>
	Base Cost (4.10 x 880)		3,608		3,608	2,886	722
	PACN	Paving - Concrete Walk	53x3x0			159	
	Qual	3	Cond 3	Year 1970	Eff Age 56		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>		<b>RCNLD</b>
	Base Cost (6.22 x 159)		989		989	791	198