




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:23:32
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Assessment Data					Primary Image				
Account	300006526				 <p>FRONT OF HOUSE 4/30/2025</p>				
Parcel ID	2142-00-001-014-0-001-00								
Cadastral ID	2142-001-014-00-0-001-00								
Property Type	REAL - Real Property								
Property Class	UR	VI Area	3						
Tax Area	202 - 1T-LAVERNE-C								
Name ID	15470								
WOLFLEY, SHARON KAY									
P O BOX 238 LAVERNE OK 73848-0000									
Parcel Location									
Situs	00801 KLINGER								
Subdivision	SHUMAN'S 2ND ADDN								
Lot/Block	0014 / 0001	Parcel Size	1 - Lots						
Sec/Twn/Rng	/ / /								
Neighborhood	200200 - SHUMANS\PARKWEID								
School District	1-LAVERN - 1-LAVERNE								
Legal Description	Lat/Long: 36.70830643 -99.90181712				Building Permits				
SHUMAN'S 2ND ADD. BLOCK 1 LOT 14					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	/	WOLFLEY, SHARON KAY			
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	
Remove Cap		Land Value	4,404	3,535	12%	424	Assessed	5,678	381.50
Year Frozen		Improvements	64,438	43,782		5,254	Penalty	0	
Uncapped Value	0	Mobile Home	0	0	0	0	Exemption	1,000	-68.00
TIF Project ID	0	Total Value	68,842	47,317	5,678	Total Taxable	4,678	314.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300006526	WOLFLEY, SHARON KAY	202	68,842	1000	4,513	303.00		
2024	2024-300006526	WOLFLEY, SHARON KAY	202	73,702	1000	4,352	289.00		
2023	2023-300006526	WOLFLEY, SHARON KAY	202	61,793	1000	4,196	282.00		
2022	2022-300006526	WOLFLEY, SHARON KAY	202	58,405	1000	4,045	274.00		
2021	2021-300006526	WOLFLEY, SHARON KAY	202	57,633	1000	3,898	269.00		
2020	2020-300006526	WOLFLEY, SHARON KAY	202	57,633	1000	3,755	254.00		
2019	2019-0006526	WOLFLEY, SHARON KAY	202	57,633		3,617	216.00		
2018	2018-0006526	WOLFLEY, SHARON KAY	202	57,633		3,483	208.00		
2017	2017-0006526	WOLFLEY, SHARON KAY	202	55,189		3,352	200.00		
2016	2016-0006526	WOLFLEY, SHARON KAY	202	55,189		3,225	192.00		
2015	2015-0006526	WOLFLEY, SHARON KAY	202	56,460		3,103	185.00		
2014	2014-0006526	WOLFLEY, SHARON KAY	202	56,460		2,983	178.00		
2013	2013-0006526	WOLFLEY, SHARON KAY	202	61,921		2,866	171.00		



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Lot Data		Square-Foot - SHUMANS\PARK\WEID	
Lot Size	72.5	x	135
Lot Count			
Units Buildable	4404		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	9,787.50 x .45 = 4,404		
Factor Value			
Adjustments			
Lot Value	4,404		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	88% Frame, Siding, Vinyl 12% Veneer, Masonry
Base/Total Area	1,336 / 1,336
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,336
Fixture/RghIn	5 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	480 Carport - Shed Roof
Remodel	
Year/Eff Age	1959 / 67

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		

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	47,060		
Lot Value	4,404		
Indicated Value	51,464	38.52	Per SqFt
Agland Value			
Site Improvements	16,284		
Total Value	67,748	50.71	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	86.44	Total Misc Impr	+ 1,706
Roofing Adj	+ 4.08	Garage Cost	+ 6,279
Subfloor Adj	+ -1.96	Total RCN	= 147,063
Heat/Cool Adj	+ 10.77	Depreciation (68%)	- 100,003
Plumbing Adj	+ 4.78	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 47,060
Adj Base Cost	= 104.10	Lot Value	+ 4,404
Total Area	x 1,336	Indicated Value	= 51,464
Adjusted Cost	= 139,078	Value Per SqFt	38.52

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	6541	15x5		75	22.74		1,706



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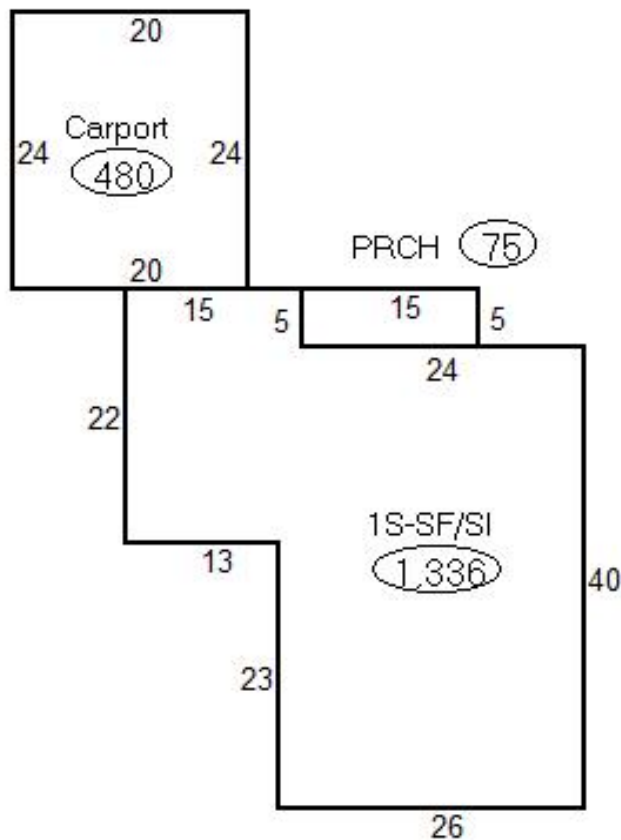
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		20	PRCH	75	1.000	75
2	G	4		20	Carport	480	1.000	480
3	R	1	Slab	20	1S-SF/Sl	1,336	1.000	1,336
Total Building Area						1,336		1,336



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	SHDS	Yard Shed - Wood North	14x18x0		Composition Shingle	252		
	Qual	4	Cond	4	Year	1995	Eff Age	25
	Valuation Summary		Modifier Total		RCN	Depr (68% Phys/ 0% Func)	RCNLD	
	Base Cost (20.59 x 252)		5,189		5,189	3,529	1,660	
	SHDS	Yard Shed - Wood South/Small	8x10x8		Composition Shingle	80		
	Qual	3	Cond	3	Year	1995	Eff Age	31
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ 0% Func)	RCNLD	
	Base Cost (25.28 x 80)		2,022		2,022	1,618	404	
	PACN	Drive-Entry Ut Blg	22x16x0			352		
	Qual	3	Cond	3	Year	1993	Eff Age	33
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD	
	Base Cost (4.18 x 352)		1,471		1,471	1,177	294	
	UTIL	Utility Building / Garage	30x30x12	Concrete	Formed Metal	900		
	Qual	4	Cond	4	Year	1993	Eff Age	26
	Valuation Summary		Modifier Total		RCN	Depr (54% Phys/ 0% Func)	RCNLD	
	Base Cost (31.82 x 900)		28,638		28,638	15,465	13,173	
	PACN	Paving - Concrete Drive	46x20x0			920		
	Qual	3	Cond	3	Year	1970	Eff Age	56
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD	
	Base Cost (4.09 x 920)		3,763		3,763	3,010	753	