



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 300006600 Parcel ID 2150-00-003-014-0-001-00 Cadastral ID 2150-003-014-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 4 Tax Area 202 - 1T-LAVERNE-C Name ID 15526 SMITH, EVERETT D. & JUDY E. SMITH P.O. BOX 827 LAVERNE OK 73848-0000 Parcel Location Situs 00920 KANSAS DR Subdivision SOUTH PARK ADDN Lot/Block 0014 / 0003 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 200300 - SOUTHPARK School District 1-LAVERNE - 1-LAVERNE					<p>2 HOUSE 4/14/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.70090040 -99.89392596 SOUTH PARK ADD. BLOCK 3 LOTS 14 & 15																																																																																																																									
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Lot Data	Square-Foot - SOUTHPARK ADD	Primary Image
Lot Size	160 x 120	
Lot Count		
Units Buildable	9600	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	19,200.00 x .50 = 9,600	
Factor Value		
Adjustments		
Lot Value	9,600	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,080 / 2,080
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	1,376 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1980 / 46

2 HOUSE 4/14/2022

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	86.51	Total Misc Impr	+ 14,220
Roofing Adj	+ 3.78	Garage Cost	+ 34,913
Subfloor Adj	+ 0.00	Total RCN	= 269,135
Heat/Cool Adj	+ 10.77	Depreciation (51%)	- 137,259
Plumbing Adj	+ 4.71	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 131,876
Adj Base Cost	= 105.77	Lot Value	+ 9,600
Total Area	x 2,080	Indicated Value	= 141,476
Adjusted Cost	= 220,002	Value Per SqFt	68.02

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	131,876		
Lot Value	9,600		
Indicated Value	141,476	68.02	Per SqFt
Agland Value			
Site Improvements	3,437		
Total Value	144,913	69.67	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Msn Cls A	0		1	1	4,783.32		4,783
RSPC	Raised Slab Porch - Covered	6822	29x4		116	39.99		4,639
RSPC	Raised Slab Porch - Covered	6825	12x10		120	39.98		4,798



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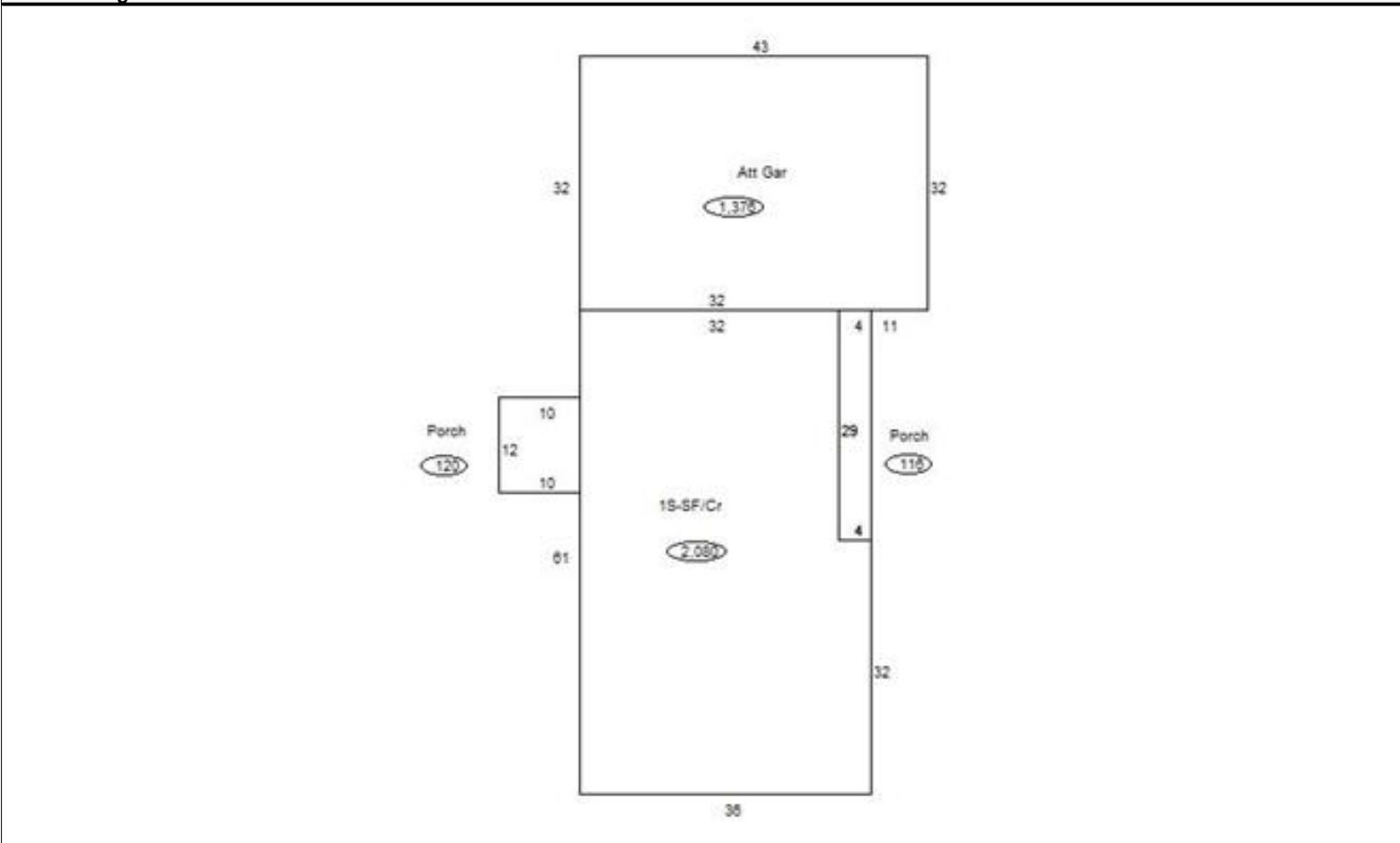
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Sketch Image

300006600



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	RSPC		20	Porch	116	1.000	116
2	G	1		20	Att Gar	1,376	1.000	1,376
3	R	1	Crawl	20	1S-SF/Cr	2,080	1.000	2,080
4	M	RSPC		20	Porch	120	1.000	120
Total Building Area						2,080		2,080



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Wood	16x10x8		Composition Shingle	160
	Qual	3	Cond 3	Year 2019	Eff Age 7	
				0		
Valuation Summary		Modifier Total		RCN	Depr (32% Phys/ % Func)	RCNLD
Base Cost (21.40 x 160)		3,424		3,424	1,096	2,328
	PACN	Paving - Concrete / Driveway	34x28x0			952
	Qual	3	Cond 3	Year 1980	Eff Age 46	
				0		
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (4.09 x 952)		3,894		3,894	3,115	779
	PACN	Paving - Concrete / Sidewalk	31x4x0			124
	Qual	3	Cond 3	Year 1980	Eff Age 46	
				0		
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (6.72 x 124)		833		833	666	167
	PACN	Paving - Concrete / Sidewalk	30x4x0			120
	Qual	3	Cond 3	Year 1980	Eff Age 46	
				0		
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (6.78 x 120)		814		814	651	163