



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 300006652 Parcel ID 2150-00-006-015-0-001-00 Cadastral ID 2150-006-015-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 4 Tax Area 202 - 1T-LAVERNE-C Name ID 25849 LAWSON, RANDALL LEE & BILLIE JO LAWSON 40872 S COUNTY ROAD 198, LOT 11 WOODWARD OK 73801- Parcel Location Situs 00809 OKLAHOMA DR Subdivision SOUTH PARK ADDN Lot/Block 0015 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng / / / Neighborhood 200300 - SOUTHPARK School District 1-LAVERN - 1-LAVERNE					<p>2150-00-006-015-0-001-00 4/25/2022 ACCT. 6652</p> <p>1 4/26/2022</p>																																																																																																															
Legal Description Lat/Long: 36.70013697 -99.89148168 SOUTH PARK ADD. BLOCK 6 LOT 15 BOOK 793 PAGE 820																																																																																																																				
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Lot Data		Square-Foot - SOUTHPARK ADD	
Lot Size	0	0	
Lot Count			
Units Buildable	10977		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	21,954.00 x .50 = 10,977		
Factor Value			
Adjustments			
Lot Value	10,977		



1 4/26/2022

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3.75 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,512 / 1,512
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	9 /
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	308 Built-In Garage
Remodel	REVITALIZE -
Year/Eff Age	1964 / 22

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	155,935		
Lot Value	10,977		
Indicated Value	166,912	110.39	Per SqFt
Agland Value			
Site Improvements	613		
Total Value	167,525	110.80	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	96.83	Total Misc Impr	+ 12,616
Roofing Adj	+ 4.81	Garage Cost	+ 11,284
Subfloor Adj	+ 0.00	Total RCN	= 210,723
Heat/Cool Adj	+ 13.12	Depreciation (26%)	- 54,788
Plumbing Adj	+ 8.81	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 155,935
Adj Base Cost	= 123.56	Lot Value	+ 10,977
Total Area	x 1,512	Indicated Value	= 166,912
Adjusted Cost	= 186,823	Value Per SqFt	110.39

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Msn Cls A	0		1964	1	5,823.69		5,824
RSPC	Raised Slab Porch - Covered	7075	13x4	1980	52	46.16		2,400
WODO	Wood Deck - Open	7076	15x10	1980	150	24.91		3,737
PRCH	Porch	13575	5x5		25	26.20		655



Harper

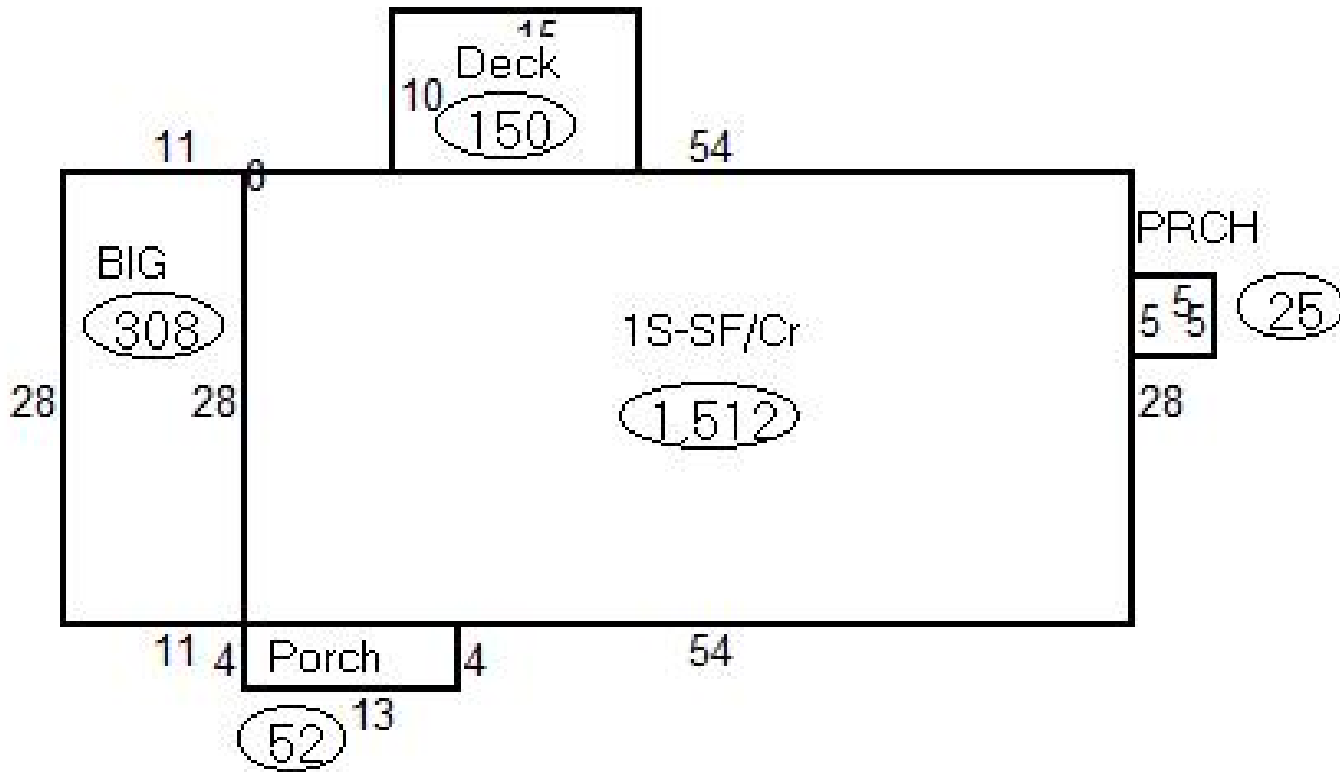
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	1,512	1.000	1,512
2	G	8		20	BIG	308	1.000	308
3	M	RSPC		20	Porch	52	1.000	52
4	M	WODO		20	Deck	150	1.000	150
5	M	PRCH		20	PRCH	25	1.000	25
Total Building Area						1,512		1,512



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Wood	12x12x8		Composition Shingle	144
	Qual	3	Cond 3	Year 1984	Eff Age 42	
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (21.29 x 144)	3,066		3,066	2,453
						613