



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 07:25:50  
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Assessment Data				Primary Image					
Account	300006673								
Parcel ID	2160-00-002-008-0-001-00								
Cadastral ID	2160-002-008-00-0-001-00								
Property Type	REAL - Real Property								
Property Class	UR	VI Area	1						
Tax Area	202 - 1T-LAVERNE-C								
Name ID	15586								
SOBER, JAN									
P O BOX 88 LAVERNE OK 73848-0000									
Parcel Location									
Situs	CEDAR DR								
Subdivision	WIEDRICH ADDN								
Lot/Block	0008 / 0002	Parcel Size	.5 - Lots						
Sec/Twn/Rng	/ / /								
Neighborhood	200200 - SHUMANS\PARKWEID								
School District	1-LAVERN - 1-LAVERNE								
Legal Description Lat/Long: 36.70319132 -99.89401338				EMPTY LOT 3/13/2023					
WIEDRICH ADD BLOCK 2 LOT S 8.59' OF 8				Building Permits					
				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	SOBER, JAN			
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	
Remove Cap		Land Value	541	470	12%	56	Assessed	56	3.76
Year Frozen		Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	541	470		56	Total Taxable	56	4.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300006673	SOBER, JAN	202	541	0	54	4.00		
2024	2024-300006673	SOBER, JAN	202	541	0	51	3.00		
2023	2023-300006673	SOBER, JAN	202	541	0	49	3.00		
2022	2022-300006673	SOBER, JAN	202	541	0	47	3.00		
2021	2021-300006673	SOBER, JAN	202	541	0	44	3.00		
2020	2020-300006673	SOBER, JAN	202	541	0	42	3.00		
2019	2019-0006673	SOBER, JAN	202	541		40	2.00		
2018	2018-0006673	SOBER, JAN	202	541		39	2.00		
2017	2017-0006673	SOBER, JAN	202	541		37	2.00		
2016	2016-0006673	SOBER, JAN	202	541		35	2.00		
2015	2015-0006673	SOBER, JAN	202	541		33	2.00		
2014	2014-0006673	SOBER, JAN	202	541		32	2.00		
2013	2013-0006673	SOBER, JAN	202	541		30	2.00		



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Lot Data	Square-Foot - SHUMANS\PARK\WEID	Primary Image
Lot Size	8.59 x 140	
Lot Count		
Units Buildable	541	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	1,202.60 x .45 = 541	
Factor Value		
Adjustments		
Lot Value	541	

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

EMPTY LOT	3/13/2023
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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	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 541
Total Area	x	Indicated Value	= 541
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	541		
Indicated Value	541	0.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	541	0.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value