



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:26:05
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Assessment Data					Primary Image																																																																																																																				
Account 300006691 Parcel ID 3001-00-002-009-0-001-00 Cadastral ID 3001-002-009-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 4 Tax Area 203 - JT-5-FS/MAY-C Name ID 15595 THOMAS, VERNON E. P O BOX 41 MAY OK 73851-0000 Parcel Location Situs 00436 BROADWAY Subdivision MAY ORIGINAL Lot/Block 0009 / 0002 Parcel Size 4 - Lots Sec/Twn/Rng / / / Neighborhood 300100 - MAY/MULTI School District J-5-FS - J-5-FORT SUPPLY (Woodward)					<p>3001-00-002-009-0-001-00 6691 05/03/2022</p> <p>HOUSE 5/4/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.61626045 -99.74660306																																																																																																																									
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Lot Data		Square-Foot - MAY ORIG/MOREYS	
Lot Size	100	x	140
Lot Count			
Units Buildable	980		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	14,000.00 x .07 = 980		
Factor Value			
Adjustments			
Lot Value	980		



HOUSE 5/4/2022

Residential Data	
Type	1 Single Family Residence
Condition	1 - Low
Quality	1 - Low
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,044 / 1,044
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	1,044
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1925 / 141

GRM Approach

GRM Code	
Gross Rent	
Indicated Value	

Multiple Regression

MRA Code	
Adusted 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	18,235		
Lot Value	980		
Indicated Value	19,215	18.41	Per SqFt
Agland Value			
Site Improvements	2,997		
Total Value	22,212	21.28	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	69.12	Total Misc Impr	+ 9,450
Roofing Adj	+ 3.28	Garage Cost	+ 91,174
Subfloor Adj	+ 0.00	Total RCN	= 72,939
Heat/Cool Adj	+ 1.29	Depreciation (80%)	- 0
Plumbing Adj	+ 4.58	Lump Sums	+ 18,235
Basement Adj	+ 0.00	RCNLD	= 980
Adj Base Cost	= 78.28	Lot Value	+ 19,215
Total Area	x 1,044	Indicated Value	= 18.41
Adjusted Cost	= 81,724	Value Per SqFt	

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	7188	23x9		207	26.88		5,564
EPKS	Enclosed Porch - Kneewall Screen	7189	29x8		232	16.75		3,886



Harper

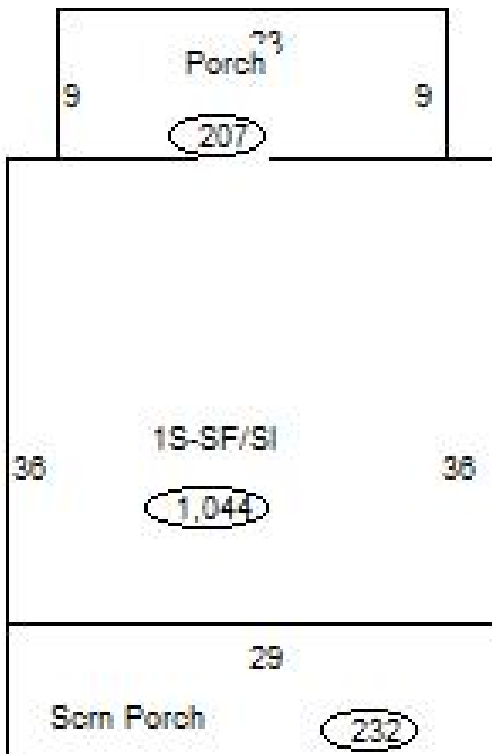
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Sketch Image

300006691



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	1,044	1.000	1,044
2	M	RSPC		20	Porch	207	1.000	207
3	M	EPKS		20	Scrn Porch	232	1.000	232
Total Building Area						1,044		1,044



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Yard Shed - Metal	11x11x6		Galvanized Metal	121	
	Qual	1	Cond 1	Year 1990	Eff Age 50		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (14.20 x 121)		1,718		1,718	1,374	344
	SHDS	Yard Shed - Wood	13x13x10		Composition Roll	169	
	Qual	1	Cond 1	Year 1990	Eff Age 50		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (14.05 x 169)		2,374		2,374	1,899	475
	PACN	Paving - Concrete / SLAB BEHIND GARAGE	3x3x0			9	
	Qual	2	Cond 2	Year 1970	Eff Age 67		
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD	
	Base Cost (7.27 x 9)		65		65	52	13
	GRDT	Garage - Detached	25x19x6		Galvanized Metal	475	
	Qual	2	Cond 2	Year 1970	Eff Age 67		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (22.79 x 475)		10,825		10,825	8,660	2,165