



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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 Time 07:26:11
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Assessment Data					Primary Image									
Account	300006698													
Parcel ID	3001-00-003-001-0-001-00													
Cadastral ID	3001-003-001-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	4											
Tax Area	203 - JT-5-FS/MAY-C													
Name ID	24687													
DOTSON, CHARLES DALE, JR.														
139 MYRTLE STREET MAY OK 73851-0000														
Parcel Location														
Situs	00139 MYRTLE ST													
Subdivision	MAY ORIGINAL													
Lot/Block	0001 / 0003	Parcel Size	24 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	300100 - MAY/MULTI													
School District	J-5-FS - J-5-FORT SUPPLY (Woodward)													
Legal Description Lat/Long: 36.61730154 -99.74670833														
MAY ORIG. BLOCK 3 ALL BLOCK BOOK 764 PAGE 65														
Building Permits														
<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					761/756	DOTSON, CHARLES DALE & LINDA	08/04/2021	70,000	04					
					484/199	PATRICIA LEE & DALFORD	06/09/1993	40,000	QV					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	66.830	Current Tax						
Remove Cap	0	Land Value	5,880	5,880	12%	706	Assessed	7,493	500.76					
Year Frozen		Improvements	56,562	56,562		6,787	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	62,442	62,442		7,493	Total Taxable	7,493	501.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006698	DOTSON, CHARLES DALE, JR.	203	62,442	0	7,493	501.00							
2024	2024-300006698	DOTSON, CHARLES DALE, JR.	203	66,901	0	8,029	537.00							
2023	2023-300006698	DOTSON, CHARLES DALE, JR.	203	70,181	0	8,107	542.00							
2022	2022-300006698	DOTSON, CHARLES DALE, JR.	203	64,337	0	7,721	516.00							
2021	2021-300006698	DOTSON, CHARLES DALE, JR.	203	64,337	1000	6,721	449.00							
2020	2020-300006698	DOTSON, CHARLES DALE & LINDA	203	64,337	1000	6,721	535.00							
2019	2019-0006698	DOTSON, CHARLES DALE & LINDA	203	64,337		6,500	521.00							
2018	2018-0006698	DOTSON, CHARLES DALE & LINDA	203	64,337		6,281	499.00							
2017	2017-0006698	DOTSON, CHARLES DALE & LINDA	203	62,445		5,849	470.00							
2016	2016-0006698	DOTSON, CHARLES DALE & LINDA	203	62,445		5,650	454.00							
2015	2015-0006698	DOTSON, CHARLES DALE & LINDA	203	61,944		5,456	431.00							
2014	2014-0006698	DOTSON, CHARLES DALE & LINDA	203	61,944		5,268	410.00							
2013	2013-0006698	DOTSON, CHARLES DALE & LINDA	203	50,709		5,086	392.00							



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Lot Data	Square-Foot - MAY ORIG/MOREYS	Primary Image
Lot Size	600 x 140	
Lot Count		
Units Buildable	5880	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	84,000.00 x .07 = 5,880	
Factor Value		
Adjustments		
Lot Value	5,880	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,916 / 1,916
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,916
Fixture/RghIn	9 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	580 Attached Garage - Finished
Remodel	ROOF -
Year/Eff Age	1940 / 86

HOUSE	5/4/2022
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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	95.72	Total Misc Impr	+ 16,461
Roofing Adj	+ 4.95	Garage Cost	+ 29,082
Subfloor Adj	+ -3.83	Total RCN	= 271,823
Heat/Cool Adj	+ 13.89	Depreciation (80%)	- 217,458
Plumbing Adj	+ 7.37	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 54,365
Adj Base Cost	= 118.10	Lot Value	+ 5,880
Total Area	x 1,916	Indicated Value	= 60,245
Adjusted Cost	= 226,280	Value Per SqFt	31.44

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	54,365		
Lot Value	5,880		
Indicated Value	60,245	31.44	Per SqFt
Agland Value			
Site Improvements	2,300		
Total Value	62,545	32.64	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Frm Cls A	0		1	1	6,170.47		6,170
EPKS	Enclosed Porch - Kneewall Screen	7194	25x7		175	30.52		5,341
RSPC	Raised Slab Porch - Covered	7195	10x10		100	49.50		4,950



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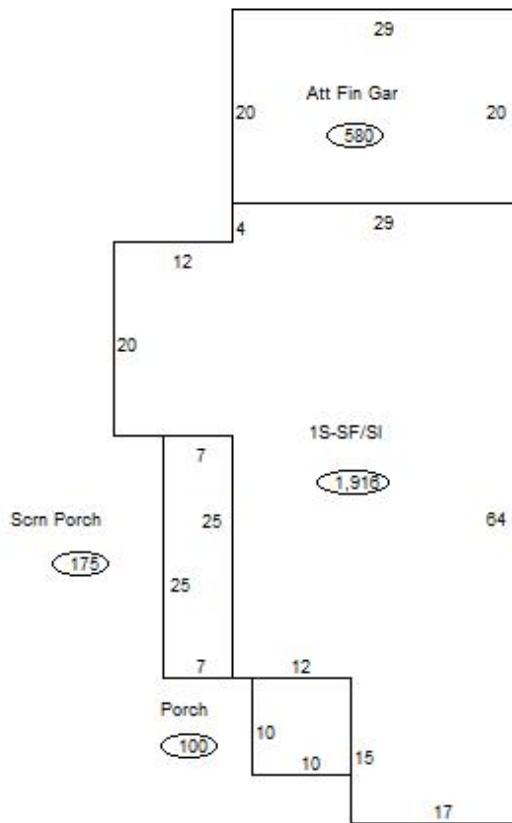
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,916	1.000	1,916
2	M	EPKS		20	Scrn Porch	175	1.000	175
3	M	RSPC		20	Porch	100	1.000	100
4	G	5		20	Att Fin Gar	580	1.000	580
Total Building Area						1,916		1,916



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Wood	15x15x8		Composition Roll	225
	Qual 3	Cond 3	Year 2000	Eff Age	26	
Valuation Summary		Modifier Total		RCN	Depr (70% Phys/ % Func)	RCNLD
Base Cost (20.08 x 225)		4,518		4,518	3,163	1,355
	PACN	Paving - Concrete / DRIVEWAY	15x15x0			225
	Qual 2	Cond 2	Year 1940	Eff Age	103	
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (4.70 x 225)		1,058		1,058	846	212
	PACN	Paving - Concrete	25x4x0			100
	Qual 2	Cond 2	Year 1940	Eff Age	103	
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (6.31 x 100)		631		631	505	126
	PACN	Paving - Concrete	10x4x0			40
	Qual 2	Cond 2	Year 1940	Eff Age	103	
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (7.07 x 40)		283		283	226	57
	PATO	Raised Slab Porch - Open / FRONT STEPS	5x5x0			25
	Qual 3	Cond 3	Year 1940	Eff Age	86	
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (9.78 x 25)		245		245	196	49
	PRCH	Slab Porch - Covered / EAST SIDE	10x8x0			80
	Qual 3	Cond 3	Year 1940	Eff Age	86	
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (22.73 x 80)		1,818		1,818	1,454	364
	PATO	Raised Slab Porch - Open	10x7x0			70
	Qual 3	Cond 3	Year 1940	Eff Age	86	
Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (9.78 x 70)		685		685	548	137