



# 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	300006829				<p>3020-00-021-013-0-001-00_004.JPG 4/4/2023</p>									
Parcel ID	3020-00-021-013-0-001-00													
Cadastral ID	3020-021-013-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	1											
Tax Area	203 - JT-5-FS/MAY-C													
Name ID	15648													
BOHLING, ROBERT L.														
RT 1 BOX 56 MAY OK 73851-0000														
Parcel Location														
Situs	00213 BROADWAY ST													
Subdivision	MOREY 2ND ADDN--MAY													
Lot/Block	0013 / 0021	Parcel Size	8 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	300100 - MAY/MULTI													
School District	J-5-FS - J-5-FORT SUPPLY (Woodward)													
Legal Description Lat/Long: 36.61775389 -99.74614069														
MOREY'S 2ND ADD. BLOCK 21 LOTS 13 THRU 20 BOOK 764 PAGE 735														
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														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
511/80 /	MCCLUNG, ROBERT M., ETUX BOHLING, ROBERT L.	11/15/1995	21,000	Q										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	66.830	Current Tax						
Remove Cap		Land Value	1,960	1,960	12%	235	Assessed	4,016 268.39						
Year Frozen		Improvements	49,432	31,511		3,781	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -66.00						
TIF Project ID	0	Total Value	51,392	33,471		4,016	Total Taxable	3,016 202.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006829	BOHLING, ROBERT L.	203	51,392	1000	2,899	194.00							
2024	2024-300006829	BOHLING, ROBERT L.	203	53,113	1000	2,786	186.00							
2023	2023-300006829	BOHLING, ROBERT L.	203	30,633	1000	2,676	179.00							
2022	2022-300006829	BOHLING, ROBERT L.	203	30,633	1000	2,676	179.00							
2021	2021-300006829	BOHLING, ROBERT L.	203	37,623	1000	2,342	157.00							
2020	2020-300006829	BOHLING, ROBERT L.	203	37,623	1000	2,244	179.00							
2019	2019-0006829	BOHLING, ROBERT L.	203	31,204		2,150	172.00							
2018	2018-0006829	BOHLING, ROBERT L.	203	31,204		2,058	163.00							
2017	2017-0006829	BOHLING, ROBERT L.	203	31,204		1,969	158.00							
2016	2016-0006829	BOHLING, ROBERT L.	203	31,204		1,882	151.00							
2015	2015-0006829	BOHLING, ROBERT L.	203	30,882		1,799	142.00							
2014	2014-0006829	BOHLING, ROBERT L.	203	30,882		1,718	134.00							
2013	2013-0006829	BOHLING, ROBERT L.	203	30,882		1,638	126.00							



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Lot Data		Square-Foot - MAY ORIG/MOREYS
Lot Size	200	x 140
Lot Count		
Units Buildable	1960	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	28,000.00 x .07 = 1,960	
Factor Value		
Adjustments		
Lot Value	1,960	



Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,617 / 1,617
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	600 Detached Garage - Unfinished
Remodel	PARTIAL -
Year/Eff Age	1940 / 78

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	29,629		
Lot Value	1,960		
Indicated Value	31,589	19.54	Per SqFt
Agland Value			
Site Improvements	21,385		
Total Value	52,974	32.76	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	70.61	Total Misc Impr	+ 2,620
Roofing Adj	+ 3.18	Garage Cost	+ 12,964
Subfloor Adj	+ 1.86	Total RCN	= 148,146
Heat/Cool Adj	+ 1.40	Depreciation ( 80%)	- 118,517
Plumbing Adj	+ 4.93	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 29,629
Adj Base Cost	= 81.98	Lot Value	+ 1,960
Total Area	x 1,617	Indicated Value	= 31,589
Adjusted Cost	= 132,562	Value Per SqFt	19.54

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	7249	3x1		3	8.72		26
PATC	Patio - Covered	7250	26x7		182	14.25		2,594



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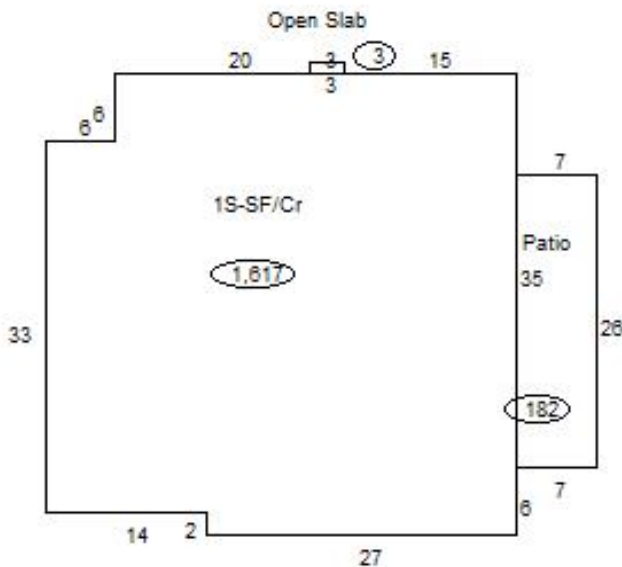
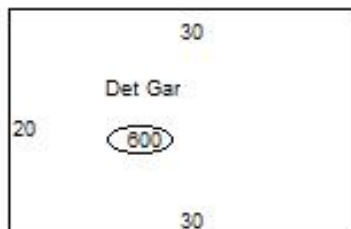
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PATO		20	Open Slab	3	1.000	3
2	M	PATC		20	Patio	182	1.000	182
3	R	1	Crawl	20	1S-SF/Cr	1,617	1.000	1,617
4	G	2		20	Det Gar	600	1.000	600
<b>Total Building Area</b>						1,617		1,617



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	30x25x10	Concrete	Formed Metal	750
	Qual	3	Cond 3	Year 2022	Eff Age 4	
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (7% Phys/ % Func)</b>
Base Cost (28.58 x 750)		21,435		21,435	1,500	19,935
	PACN	Paving - Concrete	80x23x0			1,840
	Qual	3	Cond 3	Year 2010	Eff Age 16	
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>
Base Cost (3.94 x 1,840)		7,250		7,250	5,800	1,450