



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:28:18
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300006850 Parcel ID 4001-00-001-016-0-001-00 Cadastral ID 4001-001-016-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 4 Tax Area 204 - 1T-2-ROSSTON-C Name ID 24278 LUCKIE, MICHAEL A. & ROXIE LUCKIE 520 2ND ST, ROSSTON OK 73855-0000 Parcel Location Situs BEAVER ST Subdivision ROSSTON ORIGINAL Lot/Block 0016 / 0001 Parcel Size 4 - Lots Sec/Twn/Rng / / / Neighborhood 400100 - ROSSTON/MULTI School District 1-LAVERN - 1-LAVERNE																																																																																																																									
Legal Description Lat/Long: 36.68163065 -99.87891959 ROSS ORIG BLOCK 1 LOTS 16-17-18 LESS RR LOT E 25' OF 19 LESS RR; PART OF LOT 26																																																																																																																									
Exemptions					Building Permits																																																																																																																				
<table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						<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																																																																																																	
Code	Type	Active	Maximum	Exemption																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
<table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>754/840</td> <td>ALLEN, VERDA</td> <td>08/13/2020</td> <td>0</td> <td>04</td> </tr> <tr> <td>747/255</td> <td>LELAND ALLEN</td> <td>08/26/2019</td> <td>0</td> <td>16</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	754/840	ALLEN, VERDA	08/13/2020	0	04	747/255	LELAND ALLEN	08/26/2019	0	16																																																																																							
Code	Type	Active	Maximum	Exemption																																																																																																																					
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
754/840	ALLEN, VERDA	08/13/2020	0	04																																																																																																																					
747/255	LELAND ALLEN	08/26/2019	0	16																																																																																																																					
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>67.190</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2020</td> <td>Land Value 501</td> <td>501</td> <td>12%</td> <td>60</td> <td>Assessed</td> <td>60</td> <td>4.03</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements 0</td> <td>0</td> <td></td> <td>0</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 501</td> <td>501</td> <td></td> <td>60</td> <td>Total Taxable</td> <td>60</td> <td>4.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	Remove Cap	2020	Land Value 501	501	12%	60	Assessed	60	4.03	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 501	501		60	Total Taxable	60	4.00																																																																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax																																																																																																																	
Remove Cap	2020	Land Value 501	501	12%	60	Assessed	60	4.03																																																																																																																	
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 501	501		60	Total Taxable	60	4.00																																																																																																																	
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-300006850</td><td>LUCKIE, MICHAEL A. &</td><td>204</td><td>501</td><td>0</td><td>60</td><td>4.00</td></tr> <tr><td>2024</td><td>2024-300006850</td><td>LUCKIE, MICHAEL A. &</td><td>204</td><td>501</td><td>0</td><td>60</td><td>4.00</td></tr> <tr><td>2023</td><td>2023-300006850</td><td>LUCKIE, MICHAEL A. &</td><td>204</td><td>501</td><td>0</td><td>60</td><td>4.00</td></tr> <tr><td>2022</td><td>2022-300006850</td><td>LUCKIE, MICHAEL A. &</td><td>204</td><td>501</td><td>0</td><td>60</td><td>4.00</td></tr> <tr><td>2021</td><td>2021-300006850</td><td>LUCKIE, MICHAEL A. &</td><td>204</td><td>280</td><td>0</td><td>34</td><td>2.00</td></tr> <tr><td>2020</td><td>2020-300006850</td><td>LUCKIE, MICHAEL A. &</td><td>204</td><td>280</td><td>0</td><td>34</td><td>2.00</td></tr> <tr><td>2019</td><td>2019-0006850</td><td>ALLEN, VERDA</td><td>204</td><td>280</td><td></td><td>33</td><td>2.00</td></tr> <tr><td>2018</td><td>2018-0006850</td><td>ALLEN, VERDA</td><td>204</td><td>280</td><td></td><td>32</td><td>2.00</td></tr> <tr><td>2017</td><td>2017-0006850</td><td>ALLEN, VERDA</td><td>204</td><td>280</td><td></td><td>30</td><td>2.00</td></tr> <tr><td>2016</td><td>2016-0006850</td><td>ALLEN, VERDA</td><td>204</td><td>280</td><td></td><td>29</td><td>2.00</td></tr> <tr><td>2015</td><td>2015-0006850</td><td>ALLEN, VERDA</td><td>204</td><td>280</td><td></td><td>28</td><td>2.00</td></tr> <tr><td>2014</td><td>2014-0006850</td><td>ALLEN, VERDA</td><td>204</td><td>280</td><td></td><td>26</td><td>2.00</td></tr> <tr><td>2013</td><td>2013-0006850</td><td>ALLEN, VERDA</td><td>204</td><td>280</td><td></td><td>25</td><td>1.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00	2024	2024-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00	2023	2023-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00	2022	2022-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00	2021	2021-300006850	LUCKIE, MICHAEL A. &	204	280	0	34	2.00	2020	2020-300006850	LUCKIE, MICHAEL A. &	204	280	0	34	2.00	2019	2019-0006850	ALLEN, VERDA	204	280		33	2.00	2018	2018-0006850	ALLEN, VERDA	204	280		32	2.00	2017	2017-0006850	ALLEN, VERDA	204	280		30	2.00	2016	2016-0006850	ALLEN, VERDA	204	280		29	2.00	2015	2015-0006850	ALLEN, VERDA	204	280		28	2.00	2014	2014-0006850	ALLEN, VERDA	204	280		26	2.00	2013	2013-0006850	ALLEN, VERDA	204	280		25	1.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00																																																																																																																		
2024	2024-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00																																																																																																																		
2023	2023-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00																																																																																																																		
2022	2022-300006850	LUCKIE, MICHAEL A. &	204	501	0	60	4.00																																																																																																																		
2021	2021-300006850	LUCKIE, MICHAEL A. &	204	280	0	34	2.00																																																																																																																		
2020	2020-300006850	LUCKIE, MICHAEL A. &	204	280	0	34	2.00																																																																																																																		
2019	2019-0006850	ALLEN, VERDA	204	280		33	2.00																																																																																																																		
2018	2018-0006850	ALLEN, VERDA	204	280		32	2.00																																																																																																																		
2017	2017-0006850	ALLEN, VERDA	204	280		30	2.00																																																																																																																		
2016	2016-0006850	ALLEN, VERDA	204	280		29	2.00																																																																																																																		
2015	2015-0006850	ALLEN, VERDA	204	280		28	2.00																																																																																																																		
2014	2014-0006850	ALLEN, VERDA	204	280		26	2.00																																																																																																																		
2013	2013-0006850	ALLEN, VERDA	204	280		25	1.00																																																																																																																		



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:28:18
 Page 2

Lot Data	Square-Foot - ROSS ORIG/ADDS Square-Foot	Primary Image
Lot Size	0 0	
Lot Count	0	
Units Buildable	501	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	7,160.00 x .07 = 501	
Factor Value		
Adjustments		
Lot Value	501	

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	/

LAND 4/7/2025

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	+ 501
Total Area	x	Indicated Value	= 501
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	501		
Indicated Value	501	0.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	501	0.00	Total Value Per SqFt

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