




# 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	300006896				 <p>4010-00-006-021-0-001-00_001.JPG 4/12/2023</p>									
Parcel ID	4010-00-006-021-0-001-00													
Cadastral ID	4010-006-021-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	1											
Tax Area	204 - 1T-2-ROSSTON-C													
Name ID	15683													
BATMAN, SCOTTY & EVA JO BATMAN 504 4TH ST RT 1 BOX 60-A ROSSTON OK 73855-0000														
<b>Parcel Location</b>														
Situs	FIFTH ST													
Subdivision	ROSS ADDN													
Lot/Block	0021 / 0006	Parcel Size	6 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	400100 - ROSSTON/MULTI													
School District	1-LAVERN - 1-LAVERNE													
<b>Legal Description</b> Lat/Long: 36.83119123 -99.97639092														
ROSS ADD BLOCK 6 LOTS 19-20-21-22-23-24														
<b>Building Permits</b>														
<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										
<b>Exemptions</b>														
Code	Type	Active	Maximum	Exemption										
<b>Sale History</b>														
Bk/Pg	Grantor	Date	Price	Code										
613/469	EHERT, JOHN, ETAL	05/22/2006	3,000	V										
564/249	WESTMORELAND, ELAINE	03/14/2001	1,000	PQ										
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap	2020	Land Value	1,470	1,470	12%	176	Assessed	2,926	196.60					
Year Frozen		Improvements	22,919	22,919		2,750	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	24,389	24,389		2,926	Total Taxable	2,926	197.00					
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006896	BATMAN, SCOTTY &	204	24,389	0	2,926	197.00							
2024	2024-300006896	BATMAN, SCOTTY &	204	25,985	0	3,086	205.00							
2023	2023-300006896	BATMAN, SCOTTY &	204	24,496	0	2,939	197.00							
2022	2022-300006896	BATMAN, SCOTTY &	204	24,496	0	2,939	199.00							
2021	2021-300006896	BATMAN, SCOTTY &	204	24,496	0	2,939	203.00							
2020	2020-300006896	BATMAN, SCOTTY &	204	24,496	0	2,939	199.00							
2019	2019-0006896	BATMAN, SCOTTY &	204	24,470		2,936	175.00							
2018	2018-0006896	BATMAN, SCOTTY &	204	24,470		2,936	175.00							
2017	2017-0006896	BATMAN, SCOTTY &	204	24,470		2,936	175.00							
2016	2016-0006896	BATMAN, SCOTTY &	204	24,470		2,936	175.00							
2015	2015-0006896	BATMAN, SCOTTY &	204	24,470		2,936	175.00							
2014	2014-0006896	BATMAN, SCOTTY &	204	24,470		2,936	175.00							
2013	2013-0006896	BATMAN, SCOTTY &	204	24,470		2,842	170.00							



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Lot Data	Square-Foot - ROSS ORIG/ADDS Square-Foot	Primary Image
Lot Size	0 0	<p>4010-00-006-021-0-001-00_001.JPG 4/12/2023</p>
Lot Count		
Units Buildable	1470	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	21,000.00 x .07 = 1,470	
Factor Value		
Adjustments		
Lot Value	1,470	

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	/



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	+ 1,470
Total Area	x	Indicated Value	= 1,470
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	1,470		
Indicated Value	1,470	0.00	Per SqFt
Agland Value			
Site Improvements	26,497		
Total Value	27,967	0.00	Total Value Per SqFt

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



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	CPDT	Carport - Detached	20x10x8		Formed Metal	200	
	Qual	3	Cond 3	Year 2015	Eff Age 11		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (7.94 x 200)		1,588		1,588	794	794
	CPDT	Carport - Detached	20x10x8		Formed Metal	200	
	Qual	3	Cond 3	Year 2015	Eff Age 11		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (7.94 x 200)		1,588		1,588	794	794
	UTIL	Utility Building	46x40x10	Concrete	Formed Metal	1,840	
	Qual	3	Cond 3	Year 2008	Eff Age 18		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (43% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (23.75 x 1,840)		43,700		43,700	18,791	24,909