



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:29:12
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300006928 Parcel ID 4020-00-017-010-0-001-00 Cadastral ID 4020-017-010-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 204 - 1T-2-ROSSTON-C Name ID 15675 CAMPBELL, DAVE P O BOX 59 LAVERNE OK 73848-0000 Parcel Location Situs US 64 HWY Subdivision ROSS 2ND ADDN Lot/Block 0010 / 0017 Parcel Size 2 - Lots Sec/Twn/Rng / / / Neighborhood 400100 - ROSSTON/MULTI School District 1-LAVERN - 1-LAVERNE					<p>4020-00-017-010-0-001-00_001.JPG 4/12/2023</p>																																																																																																																				
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Lot Data	Square-Foot - ROSS ORIG/ADDS Square-Foot	Primary Image
Lot Size	75 x 70	
Lot Count		
Units Buildable	368	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	5,250.00 x .07 = 368	
Factor Value		
Adjustments		
Lot Value	368	

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	/



4020-00-017-010-0-001-00_001.JPG 4/12/2023

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	+ 368
Total Area	x	Indicated Value	= 368
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	368		
Indicated Value	368	0.00	Per SqFt
Agland Value			
Site Improvements	14,432		
Total Value	14,800	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		
	UTIL	Utility Bldg USING AS LIVING QUARTERS	36x26x12		Formed Metal	936		
	Qual	3	Cond	3	Year	2000	Eff Age	26
	Warm & Cooled Air		Total Area		936	5,625		
	Valuation Summary		Modifier Total		RCN	Depr (54% Phys/ 0% Func)	RCNLD	
Base Cost (27.51 x 936)		25,749	5,625	31,374	16,942	14,432		