



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 07:29:28  
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Assessment Data	Primary Image
<b>Account</b> 300006946 <b>Parcel ID</b> 4020-00-024-011-0-001-00 <b>Cadastral ID</b> 4020-024-011-00-0-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> E VI Area 1 <b>Tax Area</b> 204 - 1T-2-ROSSTON-C <b>Name ID</b> 12369 STATE OF OKLAHOMA	

OK 00000-0000

### Parcel Location

**Situs** US 64 HWY  
**Subdivision** ROSS 2ND ADDN  
**Lot/Block** 0011 / 0024 **Parcel Size** .43 - Acres  
**Sec/Twn/Rng** / / /  
**Neighborhood** 400100 - ROSSTON/MULTI  
**School District** 1-LAVERN - 1-LAVERNE

4020-00-024-011-0-001-00\_001.JPG 4/12/2023

Legal Description	Lat/Long: 36.97638233 -99.59717264	Building Permits										
ROSS 2ND ADD BLOCK 24 LOTS 11-12-13-14-15		<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

### Sale History

Bk/Pg	Grantor	Date	Price	Code

### Parcel Valuation

Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax
Remove Cap		Land Value 323	0	12%	0	Assessed	0	0.00
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 323	0		0	Total Taxable	0	0.00

### Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-300006946	STATE OF OKLAHOMA	204	323	0		.00
2024	2024-300006946	STATE OF OKLAHOMA	204	323	0		.00
2023	2023-300006946	STATE OF OKLAHOMA	204	323	0		.00
2022	2022-300006946	STATE OF OKLAHOMA	204	323	0		.00
2021	2021-300006946	STATE OF OKLAHOMA	204	323	0		.00
2020	2020-300006946	STATE	204	323	0		.00
2019	2019-0006946	STATE	204	323			.00
2018	2018-0006946	STATE	204	323			.00
2017	2017-0006946	STATE	204	323			.00
2016	2016-0006946	STATE	204	323			.00
2015	2015-0006946	STATE	204	323			.00
2014	2014-0006946	STATE	204	323			.00
2013	2013-0006946	STATE	204	323			.00



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Lot Data	Primary Image
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres 0.43</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 182 TRACTS &amp; ACREAGE</p> <p>Value Method Acre</p> <p>Base Lot Value .43 x 751.16 = 323</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 323</p>	
Cost Approach	
<p>Manual Date 07/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 323</p> <p>Cost Approach Value 323</p>	<p><b>Image Information</b></p> <p>Image ID 26220</p> <p>Image Date 4/12/2023</p> <p>Name 001.JPG</p> <p>Description 4020-00-024-011-0-001-00_001.JPG</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy &amp; Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 323</p> <p>Total Appraised Value 323</p>