



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	300009785													
Parcel ID	2001-00-032-015-0-001-00													
Cadastral ID	2001-032-015-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	1											
Tax Area	202 - 1T-LAVERNE-C													
Name ID	24812													
KNOWLTON, JUSTIN														
900 N. BROADWAY LAVERNE OK 73848-0000														
Parcel Location														
Situs	2132151													
Subdivision	LAVERNE ORIG.													
Lot/Block	0015 / 0032	Parcel Size	2 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	200100 - LAVERNE ORIG\MULTI													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.70907675 -99.89747781														
Building Permits														
LAVERNE ORIG BLOCK 32 LOTS 15-16 BOOK 763 PAGE 662														
<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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					763/662	VKT,LLC	10/20/2021	7,000	QV					
					682/226	WIDMEYER, MARGARET F.	07/24/2012	7,000	Q					
					642/148	WYAND, CLYDE E.	09/04/2008	5,000	11					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax					
Remove Cap	2022	Land Value	2,800	2,800	12%	336	Assessed	793	53.28					
Year Frozen		Improvements	3,807	3,807		457	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	6,607	6,607		793	Total Taxable	793	53.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300009785	KNOWLTON, JUSTIN			202	6,607	0	793	53.00					
2024	2024-300009785	KNOWLTON, JUSTIN			202	6,913	0	830	55.00					
2023	2023-300009785	KNOWLTON, JUSTIN			202	7,000	0	840	56.00					
2022	2022-300009785	KNOWLTON, JUSTIN			202	7,000	0	840	57.00					
2021	2021-300009785	KNOWLTON, JUSTIN			202	7,020	0	842	58.00					
2020	2020-300009785	MULBERY, BILLY RAY (TRUST) &			202	7,020	0	842	57.00					
2019	2019-0009785	MULBERY, BILLY RAY (TRUST) &			202	7,112		853	51.00					
2018	2018-0009785	MULBERY, BILLY RAY (TRUST) &			202	7,462		895	53.00					
2017	2017-0009785	MULBERY, BILLY RAY (TRUST) &			202	7,462		895	53.00					
2016	2016-0009785	MULBERY, BILLY RAY (TRUST) &			202	7,462		895	53.00					
2015	2015-0009785	MULBERY, BILLY RAY (TRUST) &			202	7,462		895	53.00					
2014	2014-0009785	MULBERY, BILLY RAY (TRUST) &			202	7,462		882	53.00					
2013	2013-0009785	MULBERY, BILLY RAY (TRUST) &			202	7,000		840	50.00					



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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	50 x 140	<p>2001-00-032-015-0-001-00 02/28/23</p>
Lot Count		
Units Buildable	2800	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	7,000.00 x .40 = 2,800	
Factor Value		
Adjustments		
Lot Value	2,800	

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	/

CARPORT 3/1/2023

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	+ 2,800
Total Area	x	Indicated Value	= 2,800
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	
Lot Value	2,800
Indicated Value	2,800 0.00 Per SqFt
Agland Value	
Site Improvements	3,488
Total Value	6,288 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
	CPRV	Carport - RV	40x18x12		Formed Metal	720
	Qual	4	Cond 4	Year	2005	Eff Age 17
		Valuation Summary	Modifier Total	RCN	Depr (62% Phys/ % Func)	RCNLD
		Base Cost (12.75 x 720)	9,180		9,180	5,692 3,488