



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Time 07:30:49
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Assessment Data					Primary Image									
Account	300009998				<p>0000-08-26N-24W-1-003-00 6/15/2022 ACCT. #9998</p> <p>HOUSE 6/16/2022</p>									
Parcel ID	0000-08-26N-24W-1-003-00													
Cadastral ID	0000-26N-24W-08-1-003-00													
Property Type	REAL - Real Property													
Property Class	RR	VI Area	4											
Tax Area	101 - 1R-LAVERNE													
Name ID	16331													
MAYNES, PAKE AND HAYLEY MAYNES														
18082 E 18 RD LAVERNE OK 73848-0000														
Parcel Location														
Situs	18082 18 RD E													
Subdivision														
Lot/Block	/	Parcel Size	18 - Acres											
Sec/Twn/Rng	8 / 26 / 24 / 1													
Neighborhood	1000 - COUNTY													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.77198870 -99.82980666														
SEC 8-26-24 18 AC TRACT IN N2NE4NE4 BOOK 650 PAGE 105														
Building Permits														
<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														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
/	MAYNES, PAKE AND													
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap	0	Land Value	8,639	8,639	12%	1,037	Assessed	11,899 799.49						
Year Frozen		Improvements	2,430	597		72	Penalty	0						
Uncapped Value	0	Mobile Home	91,208	89,919		10,790	Exemption	1,000 -67.00						
TIF Project ID	0	Total Value	102,277	99,155		11,899	Total Taxable	10,899 732.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300009998	MAYNES, PAKE AND	101	102,277	1000	10,553	709.00							
2024	2024-300009998	MAYNES, PAKE AND	101	109,453	1000	10,216	679.00							
2023	2023-300009998	MAYNES, PAKE AND	101	94,752	1000	9,890	664.00							
2022	2022-300009998	MAYNES, PAKE AND	101	77,286	1000	8,274	560.00							
2021	2021-300009998	MAYNES, PAKE AND	101	77,286	1000	8,274	571.00							
2020	2020-300009998	MAYNES, PAKE AND	101	77,286	1000	8,274	560.00							
2019	2019-0009998	MAYNES, PAKE AND	101	79,789		8,574	512.00							
2018	2018-0009998	MAYNES, PAKE AND	101	80,587		8,670	517.00							
2017	2017-0009998	MAYNES, PAKE AND	101	82,924		8,951	534.00							
2016	2016-0009998	MAYNES, PAKE AND	101	98,168		9,279	554.00							
2015	2015-0009998	MAYNES, PAKE AND	101	83,166		8,980	536.00							
2014	2014-0009998	MAYNES, PAKE AND	101	74,512		7,941	474.00							
2013	2013-0009998	MAYNES, PAKE AND	101	77,190		8,262	493.00							



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 4 Topography Street Access Utilities Amenities Method Acre Base Lot Value 4.00 x 1,812.50 = 7,250 Factor Value Adjustments Lot Value 7,250		<p>0000-08-26N-24W-1-003-00 6/15/2022 ACCT. #9998</p>

Residential Data	
Type	6 Mobile Home 68 x 30
Condition	3 - Average
Quality	3 - Average
Architecture	DWMH Multi-wide MH
Style	100% Double Wide
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	2,040 / 2,040
Style	100% Double Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	2,040
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	ROOF -
Year/Eff Age	2009 / 15

HOUSE	6/16/2022
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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		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	83,406		
Lot Value	7,250		
Indicated Value	90,656	44.44	Per SqFt
Agland Value	1,389		
Site Improvements	2,354		
Total Value	94,399	46.27	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	45.73	Total Misc Impr	+ 17,973
Roofing Adj	+ 2.10	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 128,317
Heat/Cool Adj	+ 1.81	Depreciation (35%)	- 44,911
Plumbing Adj	+ 4.45	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 83,406
Adj Base Cost	= 54.09	Lot Value	+ 7,250
Total Area	x 2,040	Indicated Value	= 90,656
Adjusted Cost	= 110,344	Value Per SqFt	44.44

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATC	Patio - Covered	8478	24x22		528	12.83		6,774
PATC	Patio - Covered	8589	66x8		528	12.83		6,774
FPR1	Fireplace - Residential 1 Story			1	1	4,424.56		4,425



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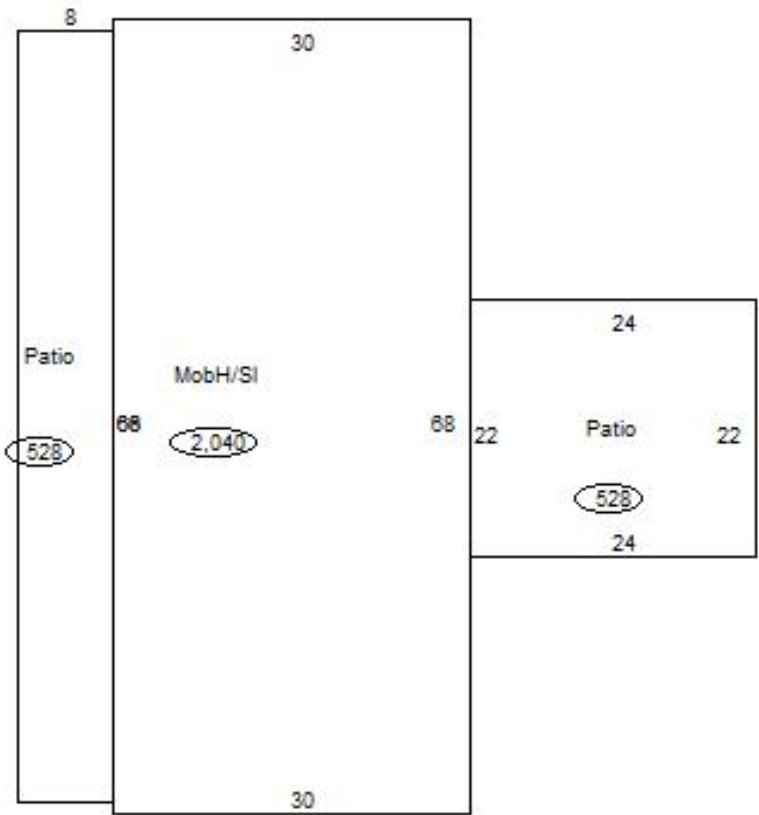
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14	Slab	20	MobH/Sl	2,040	1.000	2,040
2	M	PATC		20	Patio	528	1.000	528
3	M	PATC		20	Patio	528	1.000	528
Total Building Area						2,040		2,040



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
<small>0000-00-200-2400-1-003-00 6/15/2022 ACCT: 89998</small> 	SHDS	Yard Shed - Metal	14x10x6		Formed Metal	140
	Qual	3	Cond 3	Year 2014	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)	
Base Cost (22.23 x 140)		3,112		3,112	1,432	1,680
<small>0000-00-200-2400-1-003-00 6/15/2022 ACCT: 89998</small> 	LOAF	Loafing Shed	20x10x6		Formed Metal	200
	Qual	3	Cond 3	Year 2010	Eff Age 16	
	Valuation Summary		Modifier Total	RCN	Depr (52% Phys/ % Func)	
Base Cost (6.06 x 200)		1,212		1,212	630	582
<small>0000-00-200-2400-1-003-00 6/15/2022 ACCT: 89998</small> 	PACN	Paving - Concrete / SIDEWALK	10x6x0			60
	Qual	3	Cond 3	Year 2008	Eff Age 18	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	
Base Cost (7.64 x 60)		458		458	366	92



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
PD	PRATT LOAMY HUMMOCKY	NP	31			14.000	99	99	1,389	1,389
NP Totals						14.000			1,389	1,389
Total Agland						14.000			1,389	1,389