




# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
Time 07:32:24  
Page 1

Assessment Data					Primary Image																																																																																																															
<b>Account</b> 300010675 <b>Parcel ID</b> 2001-00-064-004-0-001-00 <b>Cadastral ID</b> 2001-064-004-00-0-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> UR VI Area 3 <b>Tax Area</b> 202 - 1T-LAVERNE-C <b>Name ID</b> 25372 HAMBLIN, JOSEPH AND LINDA HAMBLIN (JT)  509 N W 3RD LAVERNE OK 73848-  <b>Parcel Location</b> <b>Situs</b> 00509 NW THIRD ST <b>Subdivision</b> LAVERNE ORIG. <b>Lot/Block</b> 0004 / 0064 <b>Parcel Size</b> 4 - Lots <b>Sec/Twn/Rng</b> / / / <b>Neighborhood</b> 200100 - LAVERNE ORIG\MULTI <b>School District</b> 1-LAVERN - 1-LAVERNE					 <p>MOBILE HOME 4/30/2025</p>																																																																																																															
<b>Legal Description</b> Lat/Long: 36.71103914 -99.89939289 LAVERNE ORIGINAL BLOCK 64 LOTS 4 THRU 7 BOOK 781 PAGE 743																																																																																																																				
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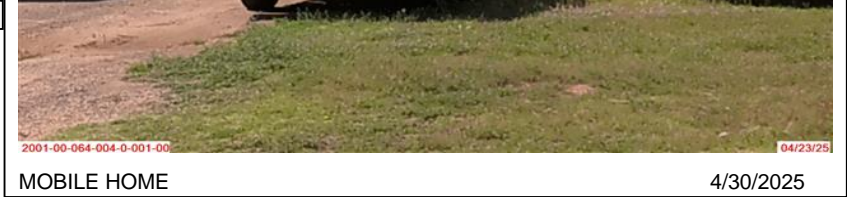
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Lot Data	Square-Foot - LAVERNE ORIGMULTI	Primary Image
Lot Size	0 0	
Lot Count		
Units Buildable	5600	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	14,000.00 x .40 = 5,600	
Factor Value		
Adjustments		
Lot Value	5,600	

Residential Data	
Type	6 Mobile Home 75 x 14
Condition	4 - Good
Quality	3 - Average
Architecture	
Style	100% Single Wide
Exterior Wall	100% Lap
Base/Total Area	1,050 / 1,050
Style	100% Single Wide
HVAC	1 Wall Air Conditioners (Count)
Roof Cover	14 Metal, Ribbed
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1987 / 31



MOBILE HOME 4/30/2025

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	20,536		
Lot Value	5,600		
Indicated Value	26,136	24.89	Per SqFt
Agland Value			
Site Improvements	5,444		
Total Value	31,580	30.08	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	52.05	Total Misc Impr	+ 0
Roofing Adj	+ 2.41	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 66,245
Heat/Cool Adj	+ 0.00	Depreciation ( 69%)	- 45,709
Plumbing Adj	+ 8.63	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 20,536
Adj Base Cost	= 63.09	Lot Value	+ 5,600
Total Area	x 1,050	Indicated Value	= 26,136
Adjusted Cost	= 66,245	Value Per SqFt	24.89

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



Harper

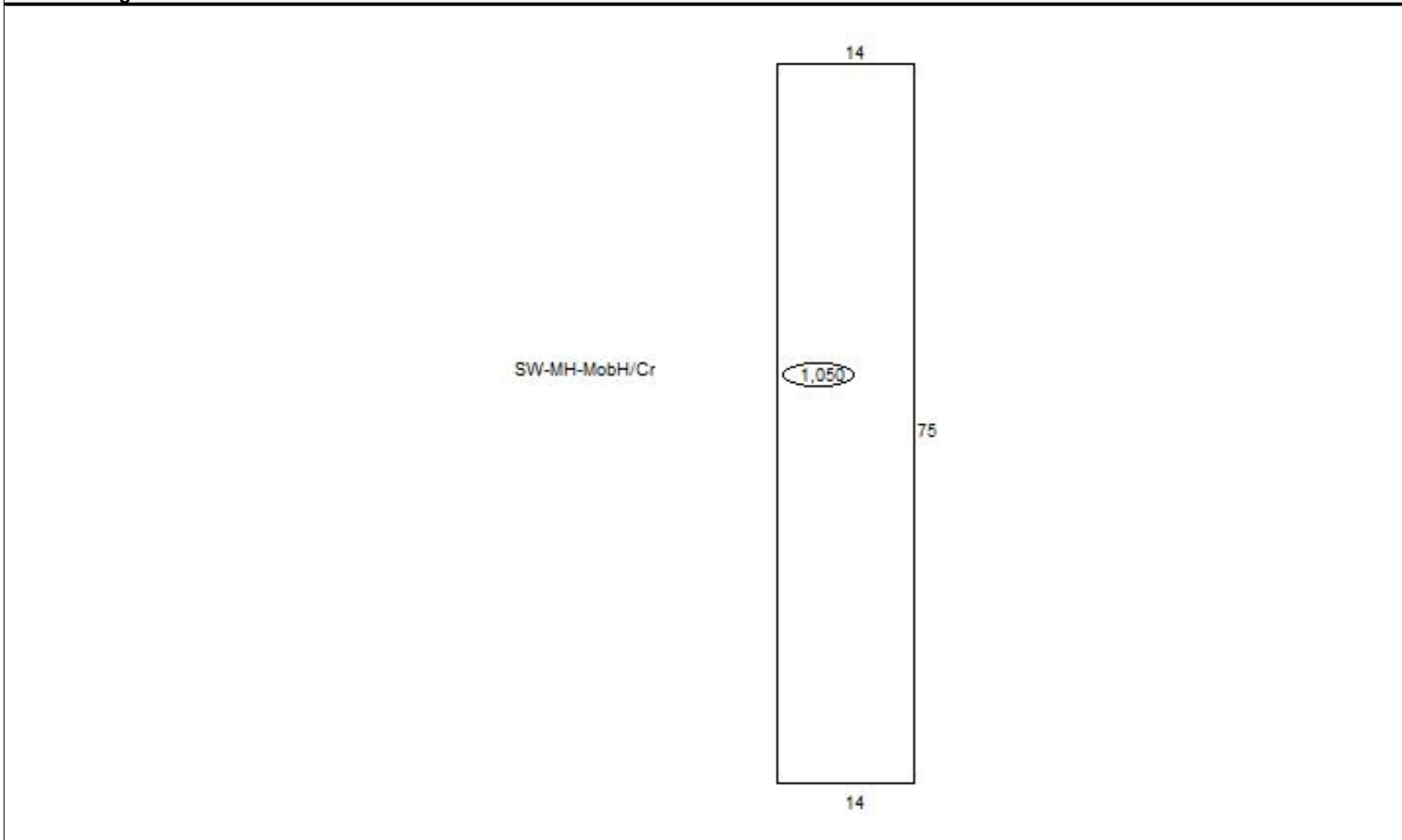
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Sketch Image

300010675



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13	Crawl	20	SW-MH-MobH/Cr	1,050	1.000	1,050
<b>Total Building Area</b>						<b>1,050</b>		<b>1,050</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Shed - Small NEW 2023	20x13x0		Formed Metal	260	
	Qual	3	Cond 3	Year 2023	Eff Age 3		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (14% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (20.31 x 260)		5,281		5,281	739	4,542
	WODC	Wood Deck - Covered	5x10x8		Formed Metal	50	
	Qual	3	Cond 3	Year 2012	Eff Age 14		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (57% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (41.93 x 50)		2,097		2,097	1,195	902