



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	300011618								
Parcel ID	0000-11-27N-25W-4-003-00								
Cadastral ID	0000-27N-25W-11-4-002-00								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	3						
Tax Area	101 - 1R-LAVERNE								
Name ID	13588								
MILLER, MARK S.									
17789 E 13 RD									
ROSSTON	OK 73855-0000								
Parcel Location					HOUSE 6/17/2025				
Situs	17789 E 13 RD								
Subdivision									
Lot/Block	/	Parcel Size	12.7 - Acres						
Sec/Twn/Rng	11 / 27 / 25 / 4								
Neighborhood	1000 - COUNTY								
School District	1-LAVERNE - 1-LAVERNE								
Legal Description					Building Permits				
Lat/Long: 36.64294572 -99.43555121									
SEC 11-27-25 TRACT IN THE SE4 CONTAINING 12.7 AC									
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	
Remove Cap		Land Value	7,162	7,162	12%	859	Assessed	7,702	517.50
Year Frozen		Improvements	65,481	57,023		6,843	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-67.00
TIF Project ID	0	Total Value	72,643	64,185		7,702	Total Taxable	6,702	450.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300011618	MILLER, MARK S.	101	72,643	1000	6,477	435.00		
2024	2024-300011618	MILLER, MARK S.	101	77,421	1000	6,260	416.00		
2023	2023-300011618	MILLER, MARK S.	101	71,349	1000	6,048	406.00		
2022	2022-300011618	MILLER, MARK S.	101	69,170	0	6,843	463.00		
2021	2021-300011618	MILLER, MARK S.	101	55,368	1000	5,644	390.00		




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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 2 Topography Street Access Utilities Amenities Method Acre Base Lot Value 2.00 x 2,875.00 = 5,750 Factor Value Adjustments Lot Value 5,750		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,605 / 1,605
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	
Remodel	REFRESH -
Year/Eff Age	1940 / 78

HOUSE 6/17/2025

GRM Approach

GRM Code	
Gross Rent	
Indicated Value	

Multiple Regression

MRA Code	
Adusted 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	48,769		
Lot Value	5,750		
Indicated Value	54,519	33.97	Per SqFt
Agland Value	1,412		
Site Improvements	18,718		
Total Value	74,649	46.51	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	94.15	Total Misc Impr	+ 18,726
Roofing Adj	+ 3.91	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 203,205
Heat/Cool Adj	+ 10.77	Depreciation (76%)	- 154,436
Plumbing Adj	+ 6.10	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 48,769
Adj Base Cost	= 114.94	Lot Value	+ 5,750
Total Area	x 1,605	Indicated Value	= 54,519
Adjusted Cost	= 184,479	Value Per SqFt	33.97

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	1501	27x6	1980	162	39.77		6,443
PATC	Patio - Covered	1502	440	2010	440	12.83		5,645
CPAT	Carport - Attached	1503	30x24	2010	720	9.22		6,638



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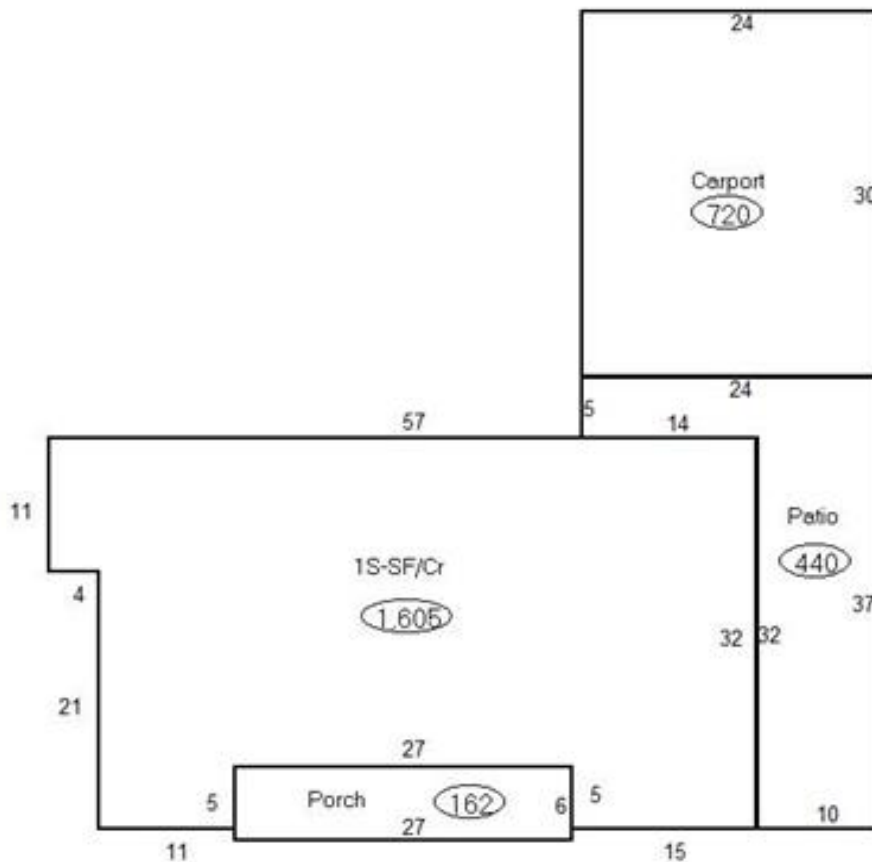
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1S-SF/Cr	1,605	1.000	1,605
2	M	RSPC		13	Porch	162	1.000	162
3	M	PATC		13	Patio	440	1.000	440
4	M	CPAT		13	Carport	720	1.000	720
Total Building Area						1,605		1,605



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	28x14x8	Concrete	Formed Metal	392
	Qual	3	Cond 3	Year 2003	Eff Age 23	
				0		
				0		
				0		
Valuation Summary		Modifier Total		RCN	Depr (65% Phys/ % Func)	RCNLD
Base Cost (18.11 x 392)		7,099		7,099	4,614	2,485
	CKCP	Chicken Coop	32x20x8	Concrete	Formed Metal	640
	Qual	3	Cond 3	Year 2003	Eff Age 23	
				0		
				0		
Valuation Summary		Modifier Total		RCN	Depr (75% Phys/ % Func)	RCNLD
Base Cost (8.87 x 640)		5,677		5,677	4,258	1,419
	HAYS	Hay Shed Open Sides	62x22x8	Dirt	Formed Metal	1,364
	Qual	2	Cond 2	Year 2003	Eff Age 28	
				0		
Valuation Summary		Modifier Total		RCN	Depr (64% Phys/ % Func)	RCNLD
Base Cost (6.72 x 1,364)		9,166		9,166	5,866	3,300
	UTIL	Utility Building	60x38x10	Concrete	Galvanized Metal	2,280
	Qual	2	Cond 2	Year 1980	Eff Age 55	
				0		
Valuation Summary		Modifier Total		RCN	Depr (75% Phys/ % Func)	RCNLD
Base Cost (20.20 x 2,280)		46,056		46,056	34,542	11,514



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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
DC	DALHART-CARWILE	NP	48			2.405	154	154	369	369
MD	MANSKER LOAM 1-3%	NP	39			3.936	125	125	491	491
PB	PRATT HUMMOCKY	NP	40			4.158	128	128	532	532
PD	PRATT LOAMY HUMMOCKY	NP	31			.201	99	99	20	20
NP Totals						10.700			1,412	1,412
Total Agland						10.700			1,412	1,412