



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:35:49
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Assessment Data					Primary Image				
Account	300011794				<p>BEGINING OF SHED 9/30/2025</p>				
Parcel ID	0000-16-25N-25W-1-004-00								
Cadastral ID	0000-25N-25W-16-1-001-00								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	4						
Tax Area	101 - 1R-LAVERNE								
Name ID	25281								
ALVARADO, VANESSA									
616 FLAT CREEK WOODWARD OK 73801-									
Parcel Location									
Situs	25 RD E								
Subdivision									
Lot/Block	/	Parcel Size	1 - Acres						
Sec/Twn/Rng	16 / 25 / 25 / 1								
Neighborhood	1000 - COUNTY								
School District	1-LAVERN - 1-LAVERNE								
Legal Description	Lat/Long: 36.96005906 -99.86078163				Building Permits				
16-25N-25W TRACT IN NE/4 CONT. 1 ACRE MORE OR LESS BOOK 774 PAGE 543 (Beaver Co / typo-contacted Wayne)					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					774/543	OLMSTEAD, GEORGE W. &	03/13/2023	5,000	18
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax
Remove Cap	2024	Land Value	118	118	12%	14	Assessed	14	0.94
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	118	118		14	Total Taxable	14	1.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-300011794	ALVARADO, VANESSA			101	118	0	14	1.00
2024	2024-300011794	ALVARADO, VANESSA			101	118	0	14	1.00
2023	2023-300011794	ALVARADO, VANESSA			101	118	0	14	1.00



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Lot Data	
Lot Size	-
Lot Count	
Units Buildable	
Non-Ag Acres	
Topography	
Street Access	
Utilities	
Amenities	
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



BEGINING OF SHED 9/30/2025

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	/

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	

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

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value			
Indicated Value		0.00	Per SqFt
Agland Value	118		
Site Improvements			
Total Value	118	0.00	Total Value Per SqFt

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



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Agland Inventory

300011794

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
PC	PRATT LOAMY BILLOWY	NP	37			1.000	118	118	118	118
NP Totals						1.000			118	118
Total Agland						1.000			118	118