



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
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Assessment Data					Primary Image				
Account	300000359				No Image On File				
Parcel ID	0000-34-25N-22W-1-001-00								
Cadastral ID	0000-25N-22W-34-1-001-00								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	1						
Tax Area	104 - J-5-FORT SUPPLY								
Name ID	24916								
EVANS, DONALD E. REV LIVING TRUST & EVANS, DONNA L. REV LIVING TRUST									
21854 COYOTE HILLS DR CENTER MO 63436-									
Parcel Location									
Situs	3425N22W11								
Subdivision									
Lot/Block	/	Parcel Size	480 - Acres						
Sec/Twn/Rng	34 / 25 / 22 / 1								
Neighborhood	1000 - COUNTY								
School District	J-5-FS - J-5-FORT SUPPLY (Woodward)								
Legal Description Lat/Long: 36.63921038 -99.55305391									
SEC 34-25-22 W2E2; W2 BOOK 764 PAGE 318 TRUSTEES: DONALD E. EVANS & DONNA L. EVANS					Building Permits				
					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					764/318	BROKEN O'S RANCH, LLC	11/17/2021	1,376,000	18
					585/763	CTL, CORP	07/30/2003	414,000	MQ
					505/146	BARBY, LISA BETH	03/29/1995	0	U
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	66.830	Current Tax
Remove Cap	2022	Land Value	54,789	54,789	12%	6,575	Assessed	6,575	439.41
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	54,789	54,789		6,575	Total Taxable	6,575	439.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-300000359	EVANS, DONALD E. REV LIVING TRUST &			104	54,789	0	6,575	439.00
2024	2024-300000359	EVANS, DONALD E. REV LIVING TRUST &			104	54,789	0	6,575	439.00
2023	2023-300000359	EVANS, DONALD E. REV LIVING TRUST &			104	54,220	0	6,506	435.00
2022	2022-300000359	EVANS, DONALD E. TRUSTEE (TRUST) AND			104	54,220	0	6,506	435.00
2021	2021-300000359	BROKEN O'S RANCH, LLC			104	54,220	0	6,506	435.00
2020	2020-300000359	BROKEN O'S RANCH, LLC			104	54,220	0	6,506	518.00
2019	2019-0000359	SANDER, CODY			104	54,220		6,506	522.00
2018	2018-0000359	SANDER, CODY			104	54,220		6,506	516.00
2017	2017-0000359	SANDER, CODY			104	54,220		6,506	522.00
2016	2016-0000359	SANDER, CODY			104	54,220		6,506	522.00
2015	2015-0000359	SANDER, CODY			104	54,220		6,506	514.00
2014	2014-0000359	SANDER, CODY			104	54,220		6,506	507.00
2013	2013-0000359	SANDER, CODY			104	54,220		6,506	501.00



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Lot Data		Primary Image						
Lot Size	-							
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities								
Method								
Base Lot Value								
Factor Value		GRM Approach						
Adjustments		GRM Code						
Lot Value		Gross Rent						
Residential Data		Indicated Value						
Type		Multiple Regression						
Condition	-	MRA Code						
Quality	-	Adusted R						
Architecture		Indicated Value						
Style		Direct Comparables						
Exterior Wall		Selection Model						
Base/Total Area	/	DEFAULT DEFAULT SELECTION MODEL						
Style		Adjustment Model						
HVAC		DEFAULT DEFAULT ADJUSTMENTS TABLE						
Roof Cover		Comparables						
Area on Slab		Indicated Value						
Fixture/RghIn	/	Value Reconciliation						
Bed/F/H Bath	//	Selected Approach						
Basement Area		Cost Approach						
Garage Type		Improvements						
Remodel		Lot Value						
Year/Eff Age	/	Indicated Value						
Cost Approach		Agland Value						
Manual :		54,789						
Base Cost	0.00	Site Improvements						
Roofing Adj	+ 0.00	Total Value						
Subfloor Adj	+ 0.00	54,789 0.00 Total Value Per SqFt						
Heat/Cool Adj	+ 0.00							
Plumbing Adj	+ 0.00							
Basement Adj	+ 0.00							
Adj Base Cost	= 0.00							
Total Area	x							
Adjusted Cost	= 0							
Total Misc Impr	+ 0							
Garage Cost	+ 0							
Total RCN	= 0							
Depreciation (0%)	- 0							
Lump Sums	+ 0							
RCNLD	=							
Lot Value	+ 0.00							
Indicated Value	=							
Value Per SqFt	0.00							
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Agland Inventory

300000359

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
PA	PRATT BILLOWY	NP	48			3.194	154	154	491	491
PB	PRATT HUMMOCKY	NP	40			14.837	128	128	1,899	1,899
PC	PRATT LOAMY BILLOWY	CR	37			90.353	188	188	17,016	17,016
PC	PRATT LOAMY BILLOWY	NP	37			46.535	118	118	5,510	5,510
PD	PRATT LOAMY HUMMOCKY	CR	31			69.848	158	158	11,021	11,021
PD	PRATT LOAMY HUMMOCKY	NP	31			101.656	99	99	10,084	10,084
PE	PRATT LOAMY DUNED	NP	20			67.757	64	64	4,336	4,336
PE	PRATT LOAMY DUNED	CR	20			6.589	102	102	671	671
QA	QUINLAN LOAM	CR	11			6.038	56	56	338	338
QA	QUINLAN LOAM	NP	11			36.386	35	35	1,281	1,281
QC	QUINLAN-WDWARD 5-12%	CR	14			5.670	71	71	404	404
QC	QUINLAN-WDWARD 5-12%	NP	14			11.145	45	45	499	499
TD	TIVOLI FINE SAND	CR	13			11.030	66	66	730	730
TD	TIVOLI FINE SAND	NP	13			1.077	42	42	45	45
TE	TIVOLI-QUINLAN	CR	12			7.145	61	61	436	436
TE	TIVOLI-QUINLAN	NP	12			.742	38	38	28	28
NP Totals						480.000			54,789	54,789
Total Agland						480.000			54,789	54,789