




# 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	300001616				 <p>0000-02-26N-25W-1-002-00-001            6/22/2022            ACCT. #1616</p> <p>HAY SHED 6/23/2022</p>									
Parcel ID	0000-02-26N-25W-1-002-00													
Cadastral ID	0000-26N-25W-02-1-002-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	4											
Tax Area	101 - 1R-LAVERNE													
Name ID	13037													
BENTLEY, L.D. & DIANNE A. BENTLEY														
18155 E 18 RD LAVERNE OK 73848-0000														
<b>Parcel Location</b>														
Situs	N 178 RD													
Subdivision														
Lot/Block	/	Parcel Size	80 - Acres											
Sec/Twn/Rng	2 / 26 / 25 / 1													
Neighborhood	1000 - COUNTY													
School District	1-LAVERN - 1-LAVERNE													
<b>Legal Description</b> Lat/Long: 36.61668874 -99.75500991														
SEC.2-26-25 LOTS 1-2 BOOK 606 PG 470														
<b>Building Permits</b>														
<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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
<b>Exemptions</b>														
Code	Type	Active	Maximum	Exemption										
<b>Sale History</b>														
Bk/Pg	Grantor	Date	Price	Code										
606/470	LOVE, BENNY	09/23/2005	67,500	MV										
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	6,908	6,908	12%	829	Assessed	1,241	83.38					
Year Frozen		Improvements	4,428	3,434		412	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	11,336	10,342		1,241	Total Taxable	1,241	83.00					
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300001616	BENTLEY, L.D. &	101	11,336	0	1,205	81.00							
2024	2024-300001616	BENTLEY, L.D. &	101	11,654	0	1,170	78.00							
2023	2023-300001616	BENTLEY, L.D. &	101	11,316	0	1,136	76.00							
2022	2022-300001616	BENTLEY, L.D. &	101	9,191	0	1,102	75.00							
2021	2021-300001616	BENTLEY, L.D. &	101	9,191	0	1,102	76.00							
2020	2020-300001616	BENTLEY, L.D. &	101	9,191	0	1,102	75.00							
2019	2019-0001616	BENTLEY, L.D. &	101	9,191		1,102	66.00							
2018	2018-0001616	BENTLEY, L.D. &	101	9,298		1,115	67.00							
2017	2017-0001616	BENTLEY, L.D. &	101	6,887		826	49.00							
2016	2016-0001616	BENTLEY, L.D. &	101	6,887		826	49.00							
2015	2015-0001616	BENTLEY, L.D. &	101	6,887		826	49.00							
2014	2014-0001616	BENTLEY, L.D. &	101	6,887		826	49.00							
2013	2013-0001616	BENTLEY, L.D. &	101	6,887		826	49.00							



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Lot Data	
Lot Size	-
Lot Count	-
Units Buildable	-
Non-Ag Acres	0
Topography	-
Street Access	-
Utilities	-
Amenities	-
Method	-
Base Lot Value	-
Factor Value	-
Adjustments	-
Lot Value	-



HAY SHED

6/23/2022

Residential Data	
Type	-
Condition	-
Quality	-
Architecture	-
Style	-
Exterior Wall	-
Base/Total Area	0 / 0
Style	-
HVAC	-
Roof Cover	-
Area on Slab	0
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	-	-

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	-
Lot Value	-
Indicated Value	0.00 Per SqFt
Agland Value	6,908
Site Improvements	4,277
Total Value	11,185 0.00 Total Value Per SqFt

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 0	Indicated Value	= 0
Adjusted Cost	= 0	Value Per SqFt	0.00

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
 <small>0000-02-200-2100-1-002-00-001 0/23/2022 ACT: HAYS</small>	HAYS	Hay Shed Open Sides	40x20x8		Formed Metal	800
	Qual 3	Cond 3	Year 2018	Eff Age 8		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (29% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (7.53 x 800)		6,024		6,024	1,747	4,277



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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			54.281	99	99	5,385	5,385
PE	PRATT LOAMY DUNED	NP	20			20.219	64	64	1,294	1,294
TD	TIVOLI FINE SAND	NP	13			5.501	42	42	229	229
<b>NP Totals</b>						80.000			6,908	6,908
<b>Total Agland</b>						80.000			6,908	6,908