



# 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	300001646				No Image On File									
Parcel ID	0000-09-26N-25W-1-001-00													
Cadastral ID	0000-26N-25W-09-1-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	4											
Tax Area	101 - 1R-LAVERNE													
Name ID	13044													
76 RANCH LAND COMPANY, LLC														
17142 E 192 RD LAVERNE OK 73848-0000														
<b>Parcel Location</b>														
Situs	N 175 RD													
Subdivision														
Lot/Block	/	Parcel Size	400 - Acres											
Sec/Twn/Rng	9 / 26 / 25 / 1													
Neighborhood	1000 - COUNTY													
School District	1-LAVERNE - 1-LAVERNE													
<b>Legal Description</b> Lat/Long: 36.61520815 -99.75425829														
SEC.9-26-25 S2NE4; NW4; SW4 BOOK 685 PAGE 769														
<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>														
<b>Sale History</b>														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					764/651	BARBY, RUSSELL JR.	12/08/2021		04					
					/	BARBY, RUSSELL L. JR.								
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	53,635	53,635	12%	6,436	Assessed	6,436	432.43					
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	53,635	53,635	6,436	Total Taxable	6,436	432.00						
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300001646	76 RANCH LAND COMPANY, LLC	101	53,635	0	6,436	432.00							
2024	2024-300001646	76 RANCH LAND COMPANY, LLC	101	53,635	0	6,436	428.00							
2023	2023-300001646	76 RANCH LAND COMPANY, LLC	101	53,635	0	6,436	432.00							
2022	2022-300001646	BARBY, RUSSELL L. JR.	101	53,676	0	6,441	436.00							
2021	2021-300001646	BARBY, RUSSELL L. JR.	101	53,676	0	6,441	445.00							
2020	2020-300001646	BARBY, RUSSELL L. JR.	101	53,676	0	6,441	436.00							
2019	2019-0001646	BARBY, RUSSELL L. JR.	101	53,676		6,441	384.00							
2018	2018-0001646	BARBY, RUSSELL L. JR.	101	53,676		6,441	384.00							
2017	2017-0001646	BARBY, RUSSELL L. JR.	101	53,676		6,441	384.00							
2016	2016-0001646	BARBY, RUSSELL L. JR.	101	60,909		6,441	384.00							
2015	2015-0001646	BARBY, RUSSELL L. JR.	101	60,909		7,309	436.00							
2014	2014-0001646	BARBY, RUSSELL L. JR.	101	62,484		7,498	447.00							
2013	2013-0001646	BARBY, RUSSELL L. JR.	101	62,484		7,498	447.00							



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<b>Lot Data</b>		-		<b>Primary Image</b>				
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities  Method Base Lot Value Factor Value Adjustments Lot Value				<b>GRM Approach</b> GRM Code Gross Rent Indicated Value  <b>Multiple Regression</b> MRA Code Adjusted R Indicated Value  <b>Direct Comparables</b> Selection Model DEFAULT DEFAULT SELECTION MODEL Adjustment Model DEFAULT DEFAULT ADJUSTMENTS TABLE Comparables Indicated Value  <b>Value Reconciliation</b> Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 53,635 Site Improvements Total Value 53,635 0.00 Total Value Per SqFt				
<b>Residential Data</b>								
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 /								
<b>Cost Approach</b>		<b>Manual :</b>						
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					
<b>Miscellaneous Improvements</b>								
<b>Code</b>	<b>Description</b>	<b>Sketch ID</b>	<b>Size</b>	<b>Year</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Depr</b>	<b>Value</b>



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### Agland Inventory

300001646

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
LA	LAS ANIMAS SOILS	NP	43			359.665	138	138	49,490	49,490
LC	LINCOLN SOILS	NP	23			27.346	74	74	2,013	2,013
PC	PRATT LOAMY BILLOWY	NP	37			7.364	118	118	872	872
SD	SPUR LOAM	NP	70			5.625	224	224	1,260	1,260
<b>NP Totals</b>						400.000			53,635	53,635
<b>Total Agland</b>						400.000			53,635	53,635