



# 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	300001682													
Parcel ID	0000-18-26N-25W-2-001-00													
Cadastral ID	0000-26N-25W-18-2-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	4											
Tax Area	101 - 1R-LAVERNE													
Name ID	13064													
LENZ, ROY EARL														
17330 E 19 RD LAVERNE OK 73848-0000														
Parcel Location														
Situs	17330 E 19 RD													
Subdivision														
Lot/Block	/	Parcel Size	78.84 - Acres											
Sec/Twn/Rng	18 / 26 / 25 / 2													
Neighborhood	1000 - COUNTY													
School District	1-LAVERN - 1-LAVERNE													
17330 E 19 RD LAVERNE OK 73848-0000														
6/23/2022														
Legal Description Lat/Long: 36.72134462 -99.91703830														
SEC.18-26-25 LOT 1; NE4NW4 BOOK 619 PAGE 042														
Building Permits														
<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										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					619/42	LENZ, GEORGE R, JR.	11/06/2006	40,000	UV					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	23,176	23,176	12%	2,781	Assessed	7,472	502.04					
Year Frozen		Improvements	42,439	39,091		4,691	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	65,615	62,267		7,472	Total Taxable	7,472	502.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300001682	LENZ, ROY EARL	101	65,615	0	7,254	487.00							
2024	2024-300001682	LENZ, ROY EARL	101	69,345	0	7,043	468.00							
2023	2023-300001682	LENZ, ROY EARL	101	64,532	0	6,838	459.00							
2022	2022-300001682	LENZ, ROY EARL	101	57,967	0	6,639	449.00							
2021	2021-300001682	LENZ, ROY EARL	101	57,967	0	6,446	445.00							
2020	2020-300001682	LENZ, ROY EARL	101	57,967	0	6,258	424.00							
2019	2019-0001682	LENZ, ROY EARL	101	57,967		6,076	363.00							
2018	2018-0001682	LENZ, ROY EARL	101	54,278		5,899	352.00							
2017	2017-0001682	LENZ, ROY EARL	101	52,479		5,728	342.00							
2016	2016-0001682	LENZ, ROY EARL	101	52,479		5,561	332.00							
2015	2015-0001682	LENZ, ROY EARL	101	51,514		5,399	322.00							
2014	2014-0001682	LENZ, ROY EARL	101	47,070		4,608	275.00							
2013	2013-0001682	LENZ, ROY EARL	101	47,070		4,473	267.00							



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 1 Topography Street Access Utilities Amenities  Method Acre Base Lot Value 1.00 x 5,000.00 = 5,000 Factor Value Adjustments Lot Value 5,000		

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	961 / 961
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	841 Total, 841 Partition
Garage Type	
Remodel	
Year/Eff Age	1940 / 78



### GRM Approach

GRM Code	
Gross Rent Indicated Value	

### Multiple Regression

MRA Code	
Adjusted 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	37,851		
Lot Value	5,000		
Indicated Value	42,851	44.59	Per SqFt
Agland Value	18,176		
Site Improvements	6,174		
Total Value	67,201	69.93	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	98.74	Total Misc Impr	+ 4,562
Roofing Adj	+ 5.12	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 151,403
Heat/Cool Adj	+ 1.97	Depreciation ( 75%)	- 113,552
Plumbing Adj	+ 7.59	Lump Sums	+ 0
Basement Adj	+ 39.39	RCNLD	= 37,851
Adj Base Cost	= 152.80	Lot Value	+ 5,000
Total Area	x 961	Indicated Value	= 42,851
Adjusted Cost	= 146,841	Value Per SqFt	44.59

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATC	Patio - Covered	629	36x8		288	15.23		4,386
PATO	Raised Slab Porch - Open	8512	4x4		16	11.02		176



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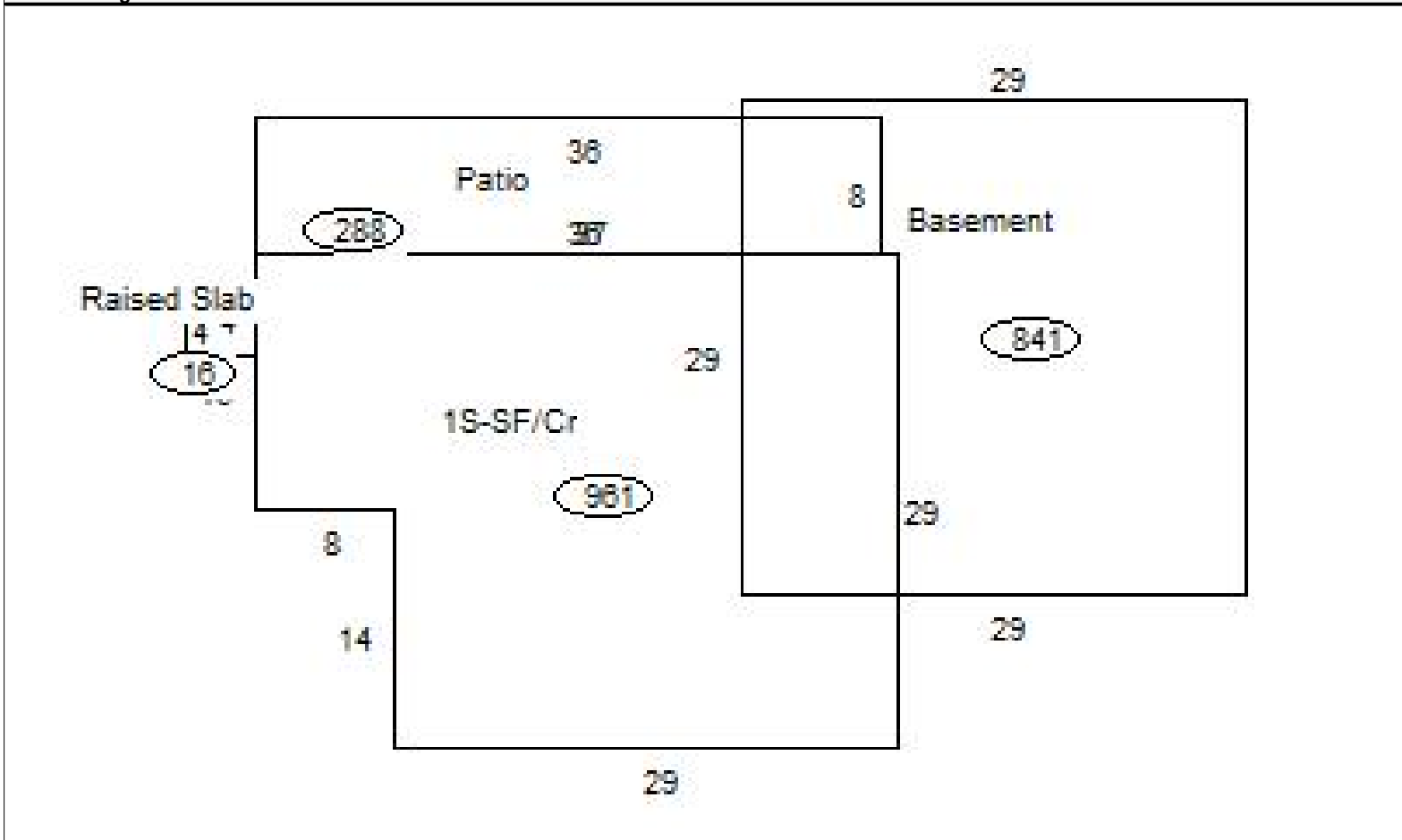
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	961	1.000	961
2	M	PATC		20	Patio	288	1.000	288
3	B	PATO		20	Basement	841	1.000	841
4	M	PATO		20	Raised Slab	16	1.000	16
<b>Total Building Area</b>						961		961



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	SHDS	Yard Shed - Metal	24x14x6		Galvanized Metal	336		
	Qual	3	Cond	3	Year	1990	Eff Age	36
						0		
						0		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>		
Base Cost (18.91 x 336)		6,354			6,354	5,083	1,271	
	BFT1	Bulk Feed Tank - Single 25 TON	0x0x0			25		
	Qual	3	Cond	3	Year	1980	Eff Age	46
						0		
						0		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>		
Base Cost (236.24 x 25)		5,906			5,906	4,725	1,181	
	SHDS	Yard Shed - Metal	12x12x6		Galvanized Metal	144		
	Qual	3	Cond	3	Year	1980	Eff Age	46
						0		
						0		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>		
Base Cost (20.62 x 144)		2,969			2,969	2,375	594	
	HAYS	Hay Shed Open Sides	30x60x14		Galvanized Metal	1,800		
	Qual	3	Cond	3	Year	1970	Eff Age	56
						0		
						0		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>		
Base Cost (6.75 x 1,800)		12,150			12,150	9,720	2,430	
	ASC	Awing/Shelter/Carport	15x60x10		Galvanized Metal	900		
	Qual	3	Cond	3	Year	1970	Eff Age	42
						0		
						0		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>		
Base Cost (3.88 x 900)		3,492			3,492	2,794	698	



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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
PA	PRATT BILLOWY	CR	48			65.328	244	244	15,961	15,961
PA	PRATT BILLOWY	NP	48			4.046	154	154	621	621
PC	PRATT LOAMY BILLOWY	CR	37			8.466	188	188	1,594	1,594
<b>CR Totals</b>						77.840			18,176	18,176
<b>Total Agland</b>						77.840			18,176	18,176