



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 300001731 Parcel ID 0000-21-26N-25W-4-008-00 Cadastral ID 0000-26N-25W-21-4-008-00 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 101 - 1R-LAVERNE Name ID 25182 JOHNSTON, RONALD E. (LE) AND ROYETTA JOHNSTON (LE) CODY A. MADSEN (REMAINDERMAN) 502 NW 5TH ST LAVERNE OK 73848-					<p>0000-21-26N-25W-4-008-00 ACCT # 1731 07/01/22</p> <p>House 7/5/2022</p>														
Parcel Location Situs 00502 NW FIFTH Subdivision Lot/Block / Parcel Size .26 - Acres Sec/Twn/Rng 21 / 26 / 25 / 4 Neighborhood 1000 - COUNTY School District 1-LAVERN - 1-LAVERNE																			
Legal Description Lat/Long: 36.78094906 -99.99690644					Building Permits														
SEC. 21-26-25 TRACT IN N2SE4 BOOK 771 PAGE 276					<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										
H	Homestead	Yes	1,000	1,000	771/276	JOHNSTON, ROYETTA	10/12/2022	0	16										
					563/670	MCCOY, JAY D. ETUX	03/27/2001	6,000	U										
					492/243	MEYER, VIRGIL ROY, ETUX	01/13/1994	3,500	U										
Parcel Valuation																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax											
Remove Cap		Land Value	2,500	2,500	12%	300	Assessed	13,449	903.64										
Year Frozen		Improvements	109,582	109,582		13,149	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-68.00										
TIF Project ID	0	Total Value	112,082	112,082		13,449	Total Taxable	12,449	836.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax												
2025	2025-300001731	JOHNSTON, RONALD E. (LE) AND	101	112,082	1000	12,449	836.00												
2024	2024-300001731	JOHNSTON, RONALD E. (LE) AND	101	114,983	1000	12,093	804.00												
2023	2023-300001731	JOHNSTON, ROYETTA (LE) AND	101	105,932	1000	11,712	787.00												
2022	2022-300001731	JOHNSTON, ROYETTA (LE) AND	101	109,308	1000	12,117	820.00												
2021	2021-300001731	JOHNSTON, ROYETTA	101	109,308	1000	12,117	837.00												
2020	2020-300001731	JOHNSTON, ROYETTA	101	109,308	1000	12,117	821.00												
2019	2019-0001731	JOHNSTON, ROYETTA	101	111,469		12,376	739.00												
2018	2018-0001731	JOHNSTON, ROYETTA	101	113,992		12,151	725.00												
2017	2017-0001731	JOHNSTON, ROYETTA	101	106,402		11,768	702.00												
2016	2016-0001731	JOHNSTON, ROYETTA	101	108,436		12,012	717.00												
2015	2015-0001731	JOHNSTON, ROYETTA	101	108,590		12,031	718.00												
2014	2014-0001731	JOHNSTON, ROYETTA	101	90,284		9,834	587.00												
2013	2013-0001731	JOHNSTON, ROYETTA	101	90,284		9,834	587.00												



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0.26 Topography Street Access Utilities Amenities Method Acre Base Lot Value .26 x 9,615.38 = 2,500 Factor Value Adjustments Lot Value 2,500		<p>0000-21-26N-25W-4-008-00 ACCT # 1731 07/01/22</p>

Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	58% One Story 42% 1 1/2 Story Finished
Exterior Wall	100% Frame, Stucco
Base/Total Area	2,760 / 3,210
Style	58% One Story - 42% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	2,760
Fixture/RghIn	8 /
Bed/F/H Bath	5 / 2.0 /
Basement Area	
Garage Type	
Remodel	PARTIAL -
Year/Eff Age	1949 / 71

House	7/5/2022
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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	69.53	Total Misc Impr	+ 10,094
Roofing Adj	+ 3.38	Garage Cost	+
Subfloor Adj	+ -0.80	Total RCN	= 281,853
Heat/Cool Adj	+ 9.78	Depreciation (73%)	- 205,753
Plumbing Adj	+ 2.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 76,100
Adj Base Cost	= 84.66	Lot Value	+ 2,500
Total Area	x 3,210	Indicated Value	= 78,600
Adjusted Cost	= 271,759	Value Per SqFt	24.49

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	76,100		
Lot Value	2,500		
Indicated Value	78,600	24.49	Per SqFt
Agland Value			
Site Improvements	30,235		
Total Value	108,835	33.90	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	664	24x12		288	35.05		10,094



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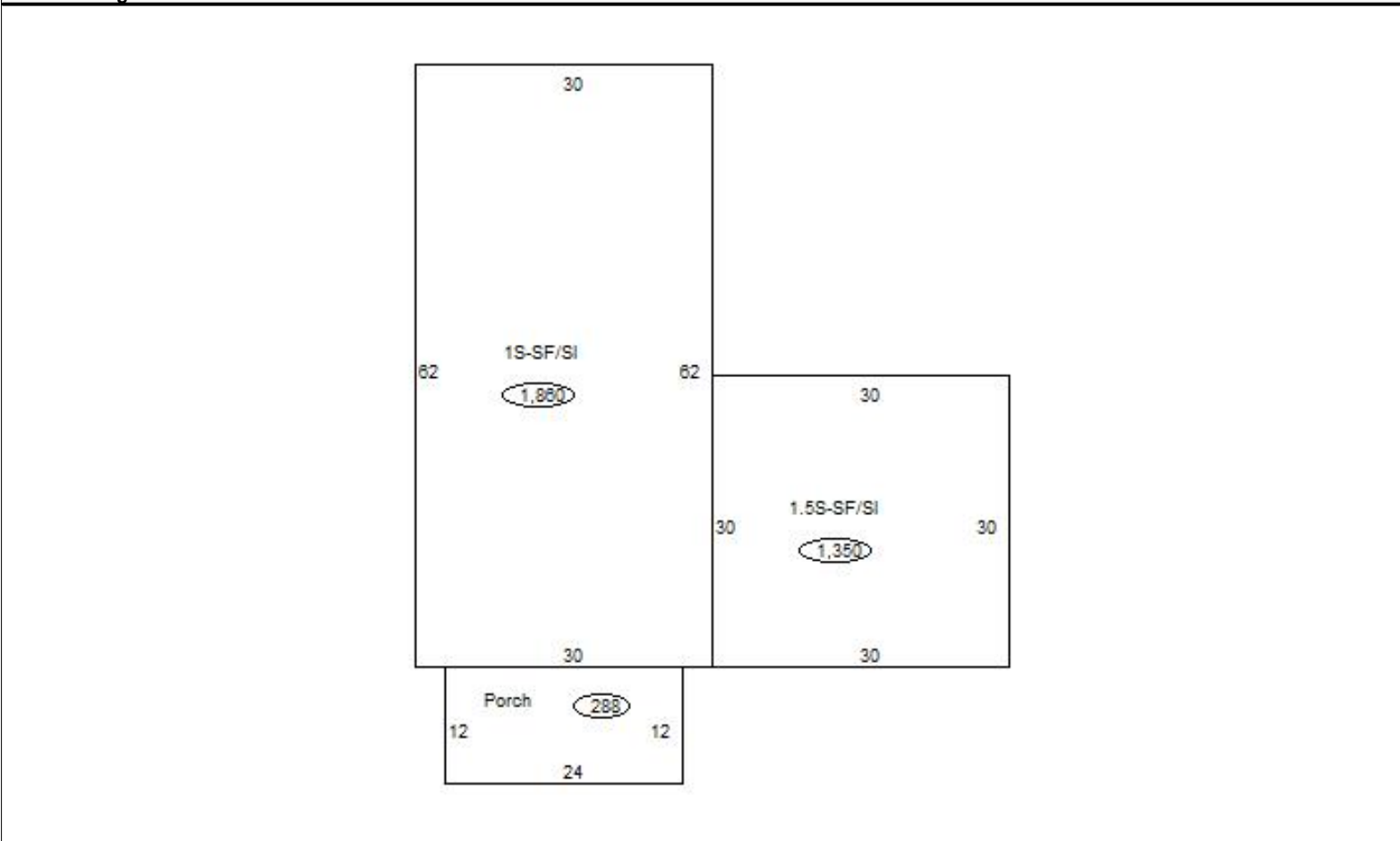
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Slab	1,860	1.000	1,860
2	R	5	Slab	20	1.5S-SF/Slab	900	1.500	1,350
3	M	RSPC		20	Porch	288	1.000	288
Total Building Area						2,760		3,210



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
 0000-21-26N-25W-4-008-00	CPDT	Carport - Detached	24x22x8		Formed Metal	528
	Qual	3	Cond 3	Year 2014	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (52% Phys/ % Func)	RCNLD
	Base Cost (7.94 x 528)	4,192		4,192	2,180	2,012
 0000-21-26N-25W-4-008-00 ACT 91361 07/01/22	PERG	Pergola	30x26x8			780
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD
	Base Cost (12.75 x 780)	9,945		9,945	3,083	6,862
 0000-21-26N-25W-4-008-00 ACT 91361 07/01/22	PATC	Patio - Covered	30x26x0			780
	Qual	3	Cond 3	Year 2010	Eff Age 16	
	Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD
	Base Cost (12.83 x 780)	10,007		10,007	5,904	4,103
 0000-21-26N-25W-4-008-00	PACN	Paving - Concrete / Sidewalk	20x4x0			80
	Qual	3	Cond 3	Year 2005	Eff Age 21	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (7.35 x 80)	588		588	470	118
 0000-21-26N-25W-4-008-00 ACT 91361 07/01/22	UTIL	Utility Building	50x35x12	Concrete	Formed Metal	1,750
	Qual	4	Cond 4	Year 1980	Eff Age 37	
	Valuation Summary		Modifier Total	RCN	Depr (63% Phys/ % Func)	RCNLD
	Base Cost (26.47 x 1,750)	46,323		46,323	29,183	17,140