



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 | 300001947 | | | | No Image On File | | | | | | | | | |
| Parcel ID | 0000-16-26N-26W-1-001-00 | | | | | | | | | | | | | |
| Cadastral ID | 0000-26N-26W-16-1-001-00 | | | | | | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | | | | | | |
| Property Class | RA | VI Area | 4 | | | | | | | | | | | |
| Tax Area | 101 - 1R-LAVERNE | | | | | | | | | | | | | |
| Name ID | 25314 | | | | | | | | | | | | | |
| 76 RANCH LAND CO, LLC AND BEN BARBY | | | | | | | | | | | | | | |
| 17142 E 192 RD LAVERNE OK 73848- | | | | | | | | | | | | | | |
| Parcel Location | | | | | | | | | | | | | | |
| Situs | N 168 RD | | | | | | | | | | | | | |
| Subdivision | | | | | | | | | | | | | | |
| Lot/Block | / | Parcel Size | 173 - Acres | | | | | | | | | | | |
| Sec/Twn/Rng | 16 / 26 / 26 / 1 | | | | | | | | | | | | | |
| Neighborhood | 1000 - COUNTY | | | | | | | | | | | | | |
| School District | 1-LAVERN - 1-LAVERNE | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.74446355 -99.92058358 | | | | | | | | | | | | | | |
| SEC. 16-26-26 LOTS 1-2-3-4 BOOK 764 PAGE 655 BOOK 756 PAGE 667 | | | | | | | | | | | | | | |
| 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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table> | | | | | Number | Description | Opened | Closed | Amount | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| Exemptions | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| Sale History | | | | | | | | | | | | | | |
| Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | |
| 775/49 | 76 RANCH LAND CO, LLC & | 04/04/2023 | | 04 | | | | | | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 67.190 | Current Tax | | | | | | |
| Remove Cap | | Land Value | 13,619 | 13,619 | 12% | 1,634 | Assessed | 1,634 | 109.79 | | | | | |
| 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 | 13,619 | 13,619 | | 1,634 | Total Taxable | 1,634 | 110.00 | | | | | |
| Assessment History | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | |
| 2025 | 2025-300001947 | 76 RANCH LAND CO, LLC AND | 101 | 13,619 | 0 | 1,634 | 110.00 | | | | | | | |
| 2024 | 2024-300001947 | 76 RANCH LAND CO, LLC AND | 101 | 13,619 | 0 | 1,634 | 109.00 | | | | | | | |
| 2023 | 2023-300001947 | 76 RANCH LAND CO, LLC AND | 101 | 13,619 | 0 | 1,634 | 110.00 | | | | | | | |
| 2022 | 2022-300001947 | 76 RANCH LAND CO, LLC & | 101 | 13,783 | 0 | 1,654 | 112.00 | | | | | | | |
| 2021 | 2021-300001947 | BARBY, RUSSELL L. JR. (TRUST) | 101 | 13,783 | 0 | 1,654 | 114.00 | | | | | | | |
| 2020 | 2020-300001947 | BARBY, RUSSELL L. JR. (TRUST) | 101 | 13,783 | 0 | 1,654 | 112.00 | | | | | | | |
| 2019 | 2019-0001947 | BARBY, RUSSELL L. JR. (TRUST) | 101 | 13,783 | | 1,654 | 99.00 | | | | | | | |
| 2018 | 2018-0001947 | BARBY, RUSSELL L. JR TRUST | 101 | 13,783 | | 1,654 | 99.00 | | | | | | | |
| 2017 | 2017-0001947 | BARBY, RUSSELL L. JR TRUST | 101 | 13,783 | | 1,654 | 99.00 | | | | | | | |
| 2016 | 2016-0001947 | BARBY, RUSSELL L. JR TRUST | 101 | 13,783 | | 1,654 | 99.00 | | | | | | | |
| 2015 | 2015-0001947 | BARBY, RUSSELL L. JR TRUST | 101 | 13,783 | | 1,654 | 99.00 | | | | | | | |
| 2014 | 2014-0001947 | BARBY, RUSSELL L. JR TRUST | 101 | 13,783 | | 1,654 | 99.00 | | | | | | | |
| 2013 | 2013-0001947 | BARBY, RUSSELL L. JR TRUST | 101 | 13,783 | | 1,654 | 99.00 | | | | | | | |



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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 Adjustments Lot Value | | | | <div style="border: 1px solid black; height: 300px; width: 100%;"></div> | | | | | | | |
| Residential Data | | | | | | | | | | | |
| 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 / | | | | | | | | | | | |
| | | | | | | | | 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 | | | |
| Cost Approach | | Manual : | | | | | | Value Reconciliation | | | |
| Base Cost | 0.00 | Total Misc Impr | + 0 | Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 13,619 Site Improvements Total Value 13,619 0.00 Total Value Per SqFt | | | | | | | |
| 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 | | | | | | | | |
| Miscellaneous Improvements | | | | | | | | | | | |
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value | | | |



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Agland Inventory

300001947

| Soi | Description | Land Use | LPI | Adj Type | Adj Code | Acres | Use/Acre | Mkt/Acre | Use Value | Market Value |
|---------------------|----------------------|----------|-----|----------|----------|---------|----------|----------|-----------|--------------|
| LC | LINCOLN SOILS | NP | 23 | | | 25.798 | 74 | 74 | 1,899 | 1,899 |
| ME | MANSKER LOAM 3-5% | NP | 31 | | | 3.039 | 99 | 99 | 301 | 301 |
| MG | MANSKER-POTTER 5-20% | NP | 15 | | | .094 | 48 | 48 | 5 | 5 |
| PC | PRATT LOAMY BILLOWY | NP | 37 | | | 28.276 | 118 | 118 | 3,348 | 3,348 |
| PD | PRATT LOAMY HUMMOCKY | NP | 31 | | | 56.410 | 99 | 99 | 5,596 | 5,596 |
| TD | TIVOLI FINE SAND | NP | 13 | | | 59.384 | 42 | 42 | 2,470 | 2,470 |
| NP Totals | | | | | | 173.000 | | | 13,619 | 13,619 |
| Total Agland | | | | | | 173.000 | | | 13,619 | 13,619 |