



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 300002714 Parcel ID 0000-19-27N-24W-1-001-00 Cadastral ID 0000-27N-24W-19-1-001-00 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 101 - 1R-LAVERNE Name ID 25407 RANDOLPH, CANYON CREED AND JESSICA LARAE RANDOLPH AND DANNY RANDOLPH AND SHERRY RANDOLPH (JT) P O BOX 673 BUFFALO OK 73834-																																																						
Parcel Location Situs HWY 64 N. Subdivision Lot/Block / Parcel Size 167 - Acres Sec/Twn/Rng 19 / 27 / 24 / 1 Neighborhood 1000 - COUNTY School District 1-LAVERNE - 1-LAVERNE																																																						
Legal Description Lat/Long: 36.80972336 -99.92902663					Building Permits																																																	
SEC. 19-27N-24 E2NW4; LOTS 1-2 (AKA NW/4) BOOK 777 PAGE 827					<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																																													
					777/827	RANDOLPH, DANNY R. AND	10/03/2023		04																																													
					777/417	RANDOLPH, DANNY &	08/31/2023	1,230,000	04																																													
					775/126	MCELHINEY REVOCABLE JOINT TRST	04/04/2023	167,000	18																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>67.190</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2024</td> <td>Land Value</td> <td>35,363</td> <td>35,363</td> <td>12%</td> <td>4,244</td> <td>Assessed</td> <td>4,796 322.24</td> </tr> <tr> <td>Year Frozen</td> <td> </td> <td>Improvements</td> <td>4,598</td> <td>4,598</td> <td> </td> <td>552</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0 0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>39,961</td> <td>39,961</td> <td> </td> <td>4,796</td> <td>Total Taxable</td> <td>4,796 322.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax	Remove Cap	2024	Land Value	35,363	35,363	12%	4,244	Assessed	4,796 322.24	Year Frozen		Improvements	4,598	4,598		552	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	TIF Project ID	0	Total Value	39,961	39,961		4,796	Total Taxable	4,796 322.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-300002714	RANDOLPH, CANYON CREED AND JESSICA	101	39,961	0	4,796	322.00																																															
2024	2024-300002714	RANDOLPH, CANYON CREED AND JESSICA	101	40,242	0	4,829	321.00																																															
2023	2023-300002714	RANDOLPH, CANYON CREED AND JESSICA	101	39,540	0	4,745	319.00																																															
2022	2022-300002714	MCELHINEY REVOCABLE JOINT TRST	101	61,730	0	7,408	502.00																																															
2021	2021-300002714	MCELHINEY REVOCABLE JOINT TRST	101	62,150	0	7,458	515.00																																															
2020	2020-300002714	MCELHINEY REVOCABLE JOINT TRST	101	62,150	0	7,458	505.00																																															
2019	2019-0002714	MCELHINEY REVOCABLE JOINT TRST	101	62,150		7,458	445.00																																															
2018	2018-0002714	MCELHINEY, DAVID S. (TRUST)	101	62,150		7,458	445.00																																															
2017	2017-0002714	MCELHINEY, DAVID S. (TRUST)	101	63,552		7,626	455.00																																															
2016	2016-0002714	MCELHINEY, DAVID S. (TRUST)	101	63,552		7,626	455.00																																															
2015	2015-0002714	MCELHINEY, DAVID S.	101	63,552		7,626	455.00																																															
2014	2014-0002714	MCELHINEY, DAVID S.	101	63,552		7,626	455.00																																															
2013	2013-0002714	MCELHINEY, DAVID S.	101	63,552		7,626	455.00																																															



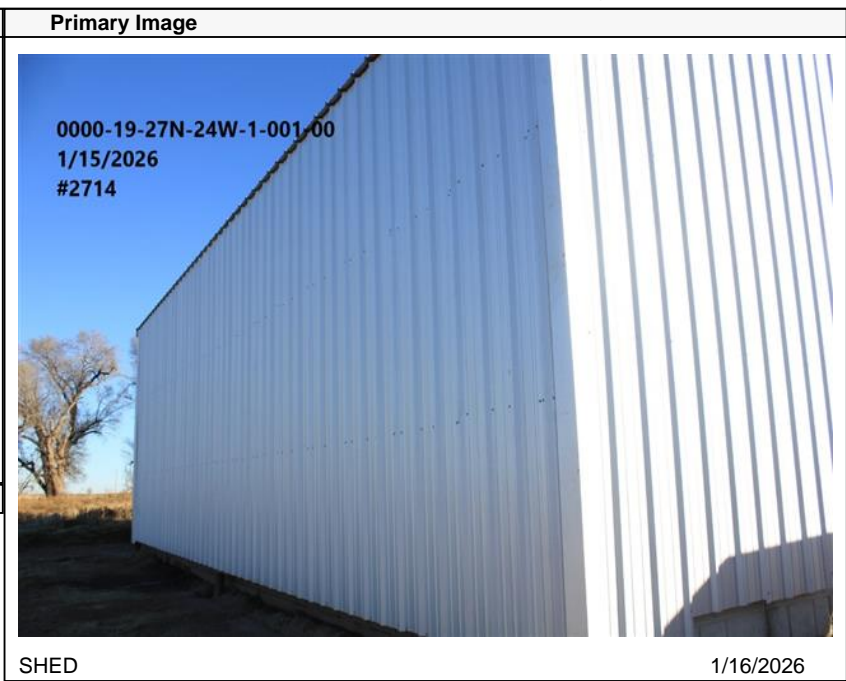
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Lot Data	
Lot Size	-
Lot Count	-
Units Buildable	-
Non-Ag Acres	0
Topography	-
Street Access	-
Utilities	-
Amenities	-
Method	-
Base Lot Value	-
Factor Value	-
Adjustments	-
Lot Value	-



SHED 1/16/2026

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	-	-

Value Reconciliation

Selected Approach	Cost Approach
Improvements	-
Lot Value	-
Indicated Value	0.00 Per SqFt
Agland Value	35,363
Site Improvements	50,567
Total Value	85,930 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	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>0000-19-27N-24W-1-001-00 1/15/2026 #2714</small>	BFT1	Bulk Feed Tank - Single	0x0x0	Dirt		15
	Qual	3	Cond 3	Year	2025	Eff Age 1
	Valuation Summary		Modifier Total	RCN	Depr (6% Phys/ % Func)	
Base Cost (236.24 x 15)		3,544		3,544	213	3,331
 <small>0000-19-27N-24W-1-001-00 1/15/2026 #2714</small>	EQSH	Equipment Shed	50x40x18	Concrete	Formed Metal	2,000
	Qual	2.5	Cond 3	Year	2025	Eff Age 1
	Valuation Summary		Modifier Total	RCN	Depr (1% Phys/ % Func)	
Base Cost (19.31 x 2,000)		38,620		38,620	386	38,234
 <small>0000-19-27N-24W-1-001-00 1/15/2026 #2714</small>	PACN	Paving - Concrete / WORKING CHUTES	70x8x0	Concrete		560
	Qual	3	Cond 3	Year	2025	Eff Age 1
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	
Base Cost (4.15 x 560)		2,324		2,324	116	2,208
 <small>0000-19-27N-24W-1-001-00 1/15/2026 #2714</small>	FDBK	Feed Bunks	0x0x0	Concrete		210
	Qual	3	Cond 3	Year	2025	Eff Age 1
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	
Base Cost (8.65 x 210)		1,817		1,817	91	1,726
 <small>0000-19-27N-24W-1-001-00 1/15/2026 #2714</small>	FDBK	Feed Bunks	0x0x0	Concrete		40
	Qual	3	Cond 3	Year	2025	Eff Age 1
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	
Base Cost (8.65 x 40)		346		346	17	329
 <small>0000-19-27N-24W-1-001-00 1/15/2026 #2714</small>	FDBK	Feed Bunks	0x0x0	Concrete		40
	Qual	3	Cond 3	Year	2025	Eff Age 1
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	
Base Cost (8.65 x 40)		346		346	17	329
 <small>0000-19-27N-24W-1-001-00 1/15/2026 #2714</small>	QUON	Quonset	80x40x10	Base	Galvanized Metal	3,200
	Qual	3	Cond 3	Year	1960	Eff Age 66
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	
Base Cost (6.89 x 3,200)		22,048		22,048	17,638	4,410



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BNV	No Value/OLD HOME	0x0x0			
	Qual	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (0.00 x)					



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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
DC	DALHART-CARWILE	NP	48			2.386	154	154	366	366
DC	DALHART-CARWILE	CR	48			68.477	244	244	16,730	16,730
MD	MANSKER LOAM 1-3%	NP	39			7.024	125	125	877	877
MD	MANSKER LOAM 1-3%	CR	39			14.838	199	199	2,946	2,946
PA	PRATT BILLOWY	NP	48			9.125	154	154	1,402	1,402
PA	PRATT BILLOWY	CR	48			3.439	244	244	840	840
PB	PRATT HUMMOCKY	CR	40			48.431	204	204	9,861	9,861
PB	PRATT HUMMOCKY	NP	40			1.713	128	128	219	219
PC	PRATT LOAMY BILLOWY	CR	37			10.765	188	188	2,027	2,027
PC	PRATT LOAMY BILLOWY	NP	37			.802	118	118	95	95
NP Totals						167.000			35,363	35,363
Total Agland						167.000			35,363	35,363