



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:33:26
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Assessment Data					Primary Image									
Account	300003012				No Image On File									
Parcel ID	0000-33-27N-26W-4-001-00													
Cadastral ID	0000-27N-26W-33-4-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	4											
Tax Area	101 - 1R-LAVERNE													
Name ID	12725													
RIGGS, RANDAL A. & JERRI K. RIGGS														
167150 EW 18 RD LAVERNE OK 73848-0000														
Parcel Location														
Situs	3327N26W41													
Subdivision														
Lot/Block	/	Parcel Size	86 - Acres											
Sec/Twn/Rng	33 / 27 / 26 / 4													
Neighborhood	1000 - COUNTY													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.74437706 -99.85055332														
Building Permits														
SEC. 33-27-26 LOTS 3-4 BOOK 764 PAGE 38														
<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														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					764/38	RIGGS, ARLES P. (TRUST)	10/29/2021	240,000	18					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax					
Remove Cap	2022		Land Value	7,028	7,028	12%	843	Assessed	843	56.64				
Year Frozen			Improvements	0	0	0	0	Penalty	0					
Uncapped Value	0		Mobile Home	0	0	0	0	Exemption	0	0.00				
TIF Project ID	0		Total Value	7,028	7,028	843	Total Taxable	843	57.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300003012	RIGGS, RANDAL A. &			101	7,028	0	843	57.00					
2024	2024-300003012	RIGGS, RANDAL A. &			101	7,028	0	843	56.00					
2023	2023-300003012	RIGGS, RANDAL A. &			101	7,028	0	843	57.00					
2022	2022-300003012	RIGGS, RANDAL A. &			101	7,300	0	876	59.00					
2021	2021-300003012	RIGGS, ARLES P. (TRUST)			101	7,300	0	876	60.00					
2020	2020-300003012	RIGGS, ARLES P. (TRUST)			101	7,300	0	876	59.00					
2019	2019-0003012	RIGGS, ARLES P. (TRUST)			101	7,300		876	52.00					
2018	2018-0003012	RIGGS, ARLES P. (TRUST)			101	7,300		876	52.00					
2017	2017-0003012	RIGGS, ARLES P. (TRUST)			101	7,300		876	52.00					
2016	2016-0003012	RIGGS, ARLES P. (TRUST)			101	7,300		876	52.00					
2015	2015-0003012	RIGGS, ARLES P. (TRUST)			101	7,300		876	52.00					
2014	2014-0003012	RIGGS, ARLES P. (TRUST)			101	7,300		876	52.00					
2013	2013-0003012	RIGGS, ARLES P. (TRUST)			101	7,300		876	52.00					



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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				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 Aground Value 7,028 Site Improvements Total Value 7,028 0.00 Total Value Per SqFt				
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 /								
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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Agland Inventory

300003012

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
MG	MANSKER-POTTER 5-20%	CR	15			73.182	76	76	5,587	5,587
MG	MANSKER-POTTER 5-20%	NP	15			7.248	48	48	348	348
PA	PRATT BILLOWY	CR	48			3.467	244	244	847	847
WD	WOODWARD-QUINLAN3-8%	CR	23			2.103	117	117	246	246
CR Totals						86.000			7,028	7,028
Total Agland						86.000			7,028	7,028