



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
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Assessment Data				Primary Image							
Account	300000032			No Image On File							
Parcel ID	0000-08-25N-20W-3-001-00										
Cadastral ID	0000-25N-20W-08-3-001-00										
Property Type	REAL - Real Property										
Property Class	RA	VI Area	1								
Tax Area	102 - 4R-BUFFALO										
Name ID	12359										
EDERER, EDIE ANNE & TATE & ALECIA MORGAN FAM TRUST											
7001 TANGLEWOOD DR. MUSTANG OK 73064-0000											
Parcel Location											
Situs	825N20W31										
Subdivision											
Lot/Block	/	Parcel Size	120 - Acres								
Sec/Twn/Rng	8 / 25 / 20 / 3										
Neighborhood	1000 - COUNTY										
School District	4-BUFFAL - 4-BUFFALO										
Legal Description Lat/Long: 36.79069783 -99.43004649				Building Permits							
SEC.8-25-20 E2SE4; SW4SE4 BOOK 763 PAGE 781				Number	Description	Opened	Closed	Amount			
Exemptions				Sale History							
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code		
Parcel Valuation											
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax			
Remove Cap		Land Value	4,695	4,695	12%	563	Assessed	563	44.33		
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	4,695	4,695		563	Total Taxable	563	44.00		
Assessment History											
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300000032	EDERER, EDIE ANNE &			102	4,695	0	563	44.00		
2024	2024-300000032	EDERER, EDIE ANNE &			102	4,695	0	563	46.00		
2023	2023-300000032	EDERER, EDIE ANNE &			102	4,889	0	587	49.00		
2022	2022-300000032	EDERER, EDIE ANNE &			102	4,889	0	587	48.00		
2021	2021-300000032	EDERER, EDIE ANNE &			102	4,889	0	587	48.00		
2020	2020-300000032	EDERER, EDIE ANNE &			102	4,889	0	587	48.00		
2019	2019-0000032	EDERER, EDIE ANNE &			102	4,889		587	49.00		
2018	2018-0000032	EDERER, EDIE ANNE &			102	4,889		587	49.00		
2017	2017-0000032	EDERER, EDIE ANNE &			102	4,889		587	49.00		
2016	2016-0000032	EDERER, EDIE ANNE &			102	4,889		587	50.00		
2015	2015-0000032	EDERER, EDIE ANNE &			102	4,889		587	47.00		
2014	2014-0000032	EDERER, EDIE ANNE &			102	4,889		587	47.00		
2013	2013-0000032	EDERER, EDIE ANNE &			102	4,889		587	47.00		



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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		GRM Approach						
Adjustments		GRM Code						
Lot Value		Gross Rent						
Residential Data		Indicated Value						
Type		Multiple Regression						
Condition	-	MRA Code						
Quality	-	Adusted R						
Architecture		Indicated Value						
Style		Direct Comparables						
Exterior Wall		Selection Model						
Base/Total Area	/	DEFAULT DEFAULT SELECTION MODEL						
Style		Adjustment Model						
HVAC		DEFAULT DEFAULT ADJUSTMENTS TABLE						
Roof Cover		Comparables						
Area on Slab		Indicated Value						
Fixture/RghIn	/	Value Reconciliation						
Bed/F/H Bath	/ /	Selected Approach						
Basement Area		Cost Approach						
Garage Type		Improvements						
Remodel		Lot Value						
Year/Eff Age	/	Indicated Value						
Cost Approach		Agland Value						
Manual :		4,695						
Base Cost	0.00	Site Improvements						
Roofing Adj	+ 0.00	Total Value						
Subfloor Adj	+ 0.00	4,695 0.00 Total Value Per SqFt						
Heat/Cool Adj	+ 0.00							
Plumbing Adj	+ 0.00							
Basement Adj	+ 0.00							
Adj Base Cost	= 0.00							
Total Area	x							
Adjusted Cost	= 0							
Total Misc Impr	+ 0							
Garage Cost	+ 0							
Total RCN	= 0							
Depreciation ( 0%)	- 0							
Lump Sums	+ 0							
RCNLD	=							
Lot Value	+ 0.00							
Indicated Value	=							
Value Per SqFt	0.00							
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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### Agland Inventory

300000032

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
QA	QUINLAN LOAM	NP	11			81.716	35	35	2,876	2,876
QC	QUINLAN-WDWARD 5-12%	NP	14			34.840	45	45	1,561	1,561
W	WATER	NP	0			1.005	0	0	0	0
WB	WOODWARD 3-8%	NP	33			2.439	106	106	258	258
<b>NP Totals</b>						120.000			4,695	4,695
<b>Total Agland</b>						120.000			4,695	4,695