



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	300000112				<p>0000-29-25N-20W-3-002-00_001.JPG 4/3/2023</p>									
Parcel ID	0000-29-25N-20W-3-002-00													
Cadastral ID	0000-25N-20W-29-3-002-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	1											
Tax Area	103 - J-1-WOODWARD													
Name ID	25038													
NELSON, BRETT & REBECCA NELSON														
201067 E CR 30 WOODWARD OK 73801-														
Parcel Location														
Situs	2925N20W32													
Subdivision														
Lot/Block	/	Parcel Size	40 - Acres											
Sec/Twn/Rng	29 / 25 / 20 / 3													
Neighborhood	1000 - COUNTY													
School District	J-1-WWD - J-1-WOODWARD (Woodward)													
Legal Description Lat/Long: 36.69960842 -99.42638514														
Building Permits														
SEC. 29-25-20 SW4SW4														
<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					
					766/534	NELSON, BRETT	01/26/2022		0 04					
					/	NELSON, BRETT								
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	84.820	Current Tax						
Remove Cap		Land Value	9,452	9,452	12%	1,134	Assessed	1,351	114.59					
Year Frozen		Improvements	1,811	1,811		217	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	11,263	11,263		1,351	Total Taxable	1,351	115.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300000112	NELSON, BRETT &	103	11,263	0	1,351	115.00							
2024	2024-300000112	NELSON, BRETT &	103	11,296	0	1,337	112.00							
2023	2023-300000112	NELSON, BRETT &	103	10,820	0	1,298	111.00							
2022	2022-300000112	NELSON, BRETT &	103	10,820	0	1,298	113.00							
2021	2021-300000112	NELSON, BRETT	103	10,820	0	1,298	110.00							
2020	2020-300000112	NELSON, BRETT	103	10,820	0	1,298	111.00							
2019	2019-0000112	NELSON, BRETT	103	11,556		1,386	116.00							
2018	2018-0000112	NELSON, BRETT	103	11,556		1,386	118.00							
2017	2017-0000112	NELSON, BRETT	103	11,556		1,386	116.00							
2016	2016-0000112	NELSON, BRETT	103	11,556		1,386	118.00							
2015	2015-0000112	NELSON, BRETT	103	11,556		1,386	117.00							
2014	2014-0000112	NELSON, BRETT	103	11,556		1,386	118.00							
2013	2013-0000112	NELSON, BRETT	103	21,041		1,048	85.00							



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Lot Data		Acre - HomeSite and Tracts		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	1							
Topography								
Street Access								
Utilities								
Amenities								
Method	Acre							
Base Lot Value	1.00 x 5,000.00 = 5,000							
Factor Value								
Adjustments								
Lot Value	5,000							
Residential Data				0000-29-25N-20W-3-002-00_001.JPG 4/3/2023				
Type				GRM Approach				
Condition	-			GRM Code				
Quality	-			Gross Rent				
Architecture				Indicated Value				
Style				Multiple Regression				
Exterior Wall				MRA Code				
Base/Total Area /				Adusted R				
Style				Indicated Value				
HVAC				Direct Comparables				
Roof Cover				Selection Model				
Area on Slab				DEFAULT DEFAULT SELECTION MODEL				
Fixture/RghIn /				Adjustment Model				
Bed/F/H Bath / /				DEFAULT DEFAULT ADJUSTMENTS TABLE				
Basement Area				Comparables				
Garage Type				Indicated Value				
Remodel				Value Reconciliation				
Year/Eff Age /				Selected Approach Cost Approach				
Cost Approach		Manual :		Improvements				
Base Cost	0.00	Total Misc Impr	+	0	Lot Value			
Roofing Adj	+ 0.00	Garage Cost	+		5,000			
Subfloor Adj	+ 0.00	Total RCN	=	0	Indicated Value			
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0	0.00 Per SqFt			
Plumbing Adj	+ 0.00	Lump Sums	+	0	Agland Value			
Basement Adj	+ 0.00	RCNLD	=		4,452			
Adj Base Cost	= 0.00	Lot Value	+	5,000	Site Improvements			
Total Area	x	Indicated Value	=	5,000	1,839			
Adjusted Cost	= 0	Value Per SqFt		0.00	Total Value			
				11,291 0.00 Total Value Per SqFt				
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
	HAYS	Hay Shed Open Sides	50x22x14		Formed Metal	1,100
	Qual 3	Cond 3	Year 1980	Eff Age 46		
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (8.36 x 1,100)	9,196	9,196	7,357	1,839



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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
DA	DALHART 1-3%	NP	50			.037	160	160	6	6
MB	MANSIC CLAY 1-3%	NP	45			13.089	144	144	1,885	1,885
PD	PRATT LOAMY HUMMOCKY	NP	31			25.652	99	99	2,545	2,545
PD	PRATT LOAMY HUMMOCKY	CR	31			.063	158	158	10	10
QA	QUINLAN LOAM	NP	11			.160	35	35	6	6
NP Totals						39.000			4,452	4,452
Total Agland						39.000			4,452	4,452