



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 06:06:39  
 Page 1

Assessment Data				Primary Image					
Account	300001048			No Image On File					
Parcel ID	0000-06-26N-21W-2-001-00								
Cadastral ID	0000-26N-21W-06-2-001-00								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	1						
Tax Area	102 - 4R-BUFFALO								
Name ID	24656								
LAUER, NICK T.									
1371 N. 198 RD BUFFALO OK 73834-									
Parcel Location									
Situs	626N21W21								
Subdivision									
Lot/Block	/	Parcel Size	92 - Acres						
Sec/Twn/Rng	6 / 26 / 21 / 2								
Neighborhood	1000 - COUNTY								
School District	4-BUFFAL - 4-BUFFALO								
Legal Description Lat/Long: 36.88888451 -99.92248718				Building Permits					
SEC 6-26N-21W LOTS 4-5 (AKA W/2NW/4) BOOK 791 PAGE 114				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					791/114	BOTTS, BROOKLYN KAY	08/01/2025	115,000	18
					791/111	COOK, ROY WADE JR. TESTAMENTAF	08/01/2025	0	18
					778/429	COOK, ROY W. JR.	11/02/2023	0	04
					/	COOK, ROY W. JR.			
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax
Remove Cap	2026	Land Value	11,517	11,517	12%	1,382	Assessed	1,382	108.82
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	11,517	11,517		1,382	Total Taxable	1,382	109.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300001048	LAUER, NICK T.	102	11,517	0	1,382	109.00		
2024	2024-300001048	COOK, ROY WADE JR. TESTAMENTARY TRUST	102	11,517	0	1,382	113.00		
2023	2023-300001048	COOK, ROY W. JR.	102	13,590	0	1,631	135.00		
2022	2022-300001048	COOK, ROY W. JR.	102	13,590	0	1,631	134.00		
2021	2021-300001048	COOK, ROY W. JR.	102	13,590	0	1,631	135.00		
2020	2020-300001048	COOK, ROY W. JR.	102	13,590	0	1,631	134.00		
2019	2019-0001048	COOK, ROY W. JR.	102	13,590		1,631	135.00		
2018	2018-0001048	COOK, ROY W. JR.	102	13,590		1,631	135.00		
2017	2017-0001048	COOK, ROY W. JR.	102	13,590		1,631	136.00		
2016	2016-0001048	COOK, ROY W. JR.	102	13,590		1,631	139.00		
2015	2015-0001048	COOK, ROY W. JR.	102	13,590		1,631	129.00		
2014	2014-0001048	COOK, ROY W. JR.	102	13,590		1,631	131.00		
2013	2013-0001048	COOK, ROY W. JR.	102	13,590		1,631	130.00		



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 06:06:39  
 Page 2

<b>Lot Data</b>		-		<b>Primary Image</b>				
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities  Method Base Lot Value Factor Value Adjustments Lot Value				<b>GRM Approach</b> GRM Code Gross Rent Indicated Value  <b>Multiple Regression</b> MRA Code Adjusted R Indicated Value  <b>Direct Comparables</b> Selection Model DEFAULT DEFAULT SELECTION MODEL Adjustment Model DEFAULT DEFAULT ADJUSTMENTS TABLE Comparables Indicated Value  <b>Value Reconciliation</b> Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 12,578 Site Improvements Total Value 12,578 0.00 Total Value Per SqFt				
<b>Residential Data</b>								
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 /								
<b>Cost Approach</b>		<b>Manual :</b>						
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					
<b>Miscellaneous Improvements</b>								
<b>Code</b>	<b>Description</b>	<b>Sketch ID</b>	<b>Size</b>	<b>Year</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Depr</b>	<b>Value</b>



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
Time 06:06:39  
Page 3

### Agland Inventory

300001048

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CA	CAREY SILT 1-3%	CR	50			10.479	255	255	2,667	2,667
CA	CAREY SILT 1-3%	NP	50			.019	160	160	3	3
QA	QUINLAN LOAM	CR	11			25.902	56	56	1,450	1,450
QA	QUINLAN LOAM	NP	11			5.725	35	35	202	202
QC	QUINLAN-WDWARD 5-12%	NP	14			.008	45	45	0	0
SB	ST.PAUL 1-3%	CR	52			1.774	265	265	469	469
WB	WOODWARD 3-8%	CR	33			43.426	168	168	7,294	7,294
WB	WOODWARD 3-8%	NP	33			4.669	106	106	493	493
<b>NP Totals</b>						92.000			12,578	12,578
<b>Total Agland</b>						92.000			12,578	12,578