



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	300001130				No Image On File				
Parcel ID	0000-24-26N-21W-1-001-01								
Cadastral ID	0000-26N-21W-24-1-001-01								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	1						
Tax Area	102 - 4R-BUFFALO								
Name ID	25671								
NATURE CONSERVENCY (THE)									
5555 E 71ST ST STE 9100 TULSA OK 74136-									
Parcel Location									
Situs	2426N21W111								
Subdivision									
Lot/Block	/	Parcel Size	329 - Acres						
Sec/Twn/Rng	24 / 26 / 21 / 1								
Neighborhood	1000 - COUNTY								
School District	4-BUFFAL - 4-BUFFALO								
Legal Description Lat/Long: 36.70719012 -99.32945777									
SEC.24-26-21 N/2 AND 5 ACRE TRACT IN NW/4SW/4 BOOK 788 PAGE 660 and 662 BOOK 786 PAGE 558 AND BOOK 786 PAGE 566					Building Permits				
					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					786/558	SAND CREEK HOLDINGS LLC	12/28/2024	6,030,000	18
					777/766	NELSON, DAVID A. REV. TRUST	09/15/2023	5,000,000	18
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax
Remove Cap	2026	Land Value	17,677	17,677	12%	2,121	Assessed	2,121	167.01
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	17,677	17,677		2,121	Total Taxable	2,121	167.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300001130	NATURE CONSERVENCY (THE)	102	17,677	0	2,121	167.00		
2024	2024-300001130	SAND CREEK HOLDINGS LLC	102	17,677	0	2,121	173.00		
2023	2023-300001130	SAND CREEK HOLDINGS LLC	102	17,677	0	699	58.00		
2022	2022-300001130	ROSS, JIMMY M.	102	5,655	0	679	56.00		
2021	2021-300001130	ROSS, JIMMY M.	102	5,655	0	679	56.00		
2020	2020-300001130	ROSS, JIMMY M.	102	5,655	0	679	56.00		
2019	2019-0001130	ROSS, JIMMY M.	102	5,655		679	56.00		
2018	2018-0001130	ROSS, JIMMY M.	102	5,655		679	56.00		
2017	2017-0001130	ROSS, JIMMY M.	102	5,655		679	56.00		
2016	2016-0001130	ROSS, JIMMY M.	102	5,655		679	58.00		
2015	2015-0001130	ROSS, JIMMY M.	102	5,655		679	54.00		
2014	2014-0001130	ROSS, JIMMY M.	102	5,655		679	54.00		
2013	2013-0001130	ROSS, JIMMY M.	102	5,655		679	54.00		



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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				<div style="border: 1px solid black; height: 300px; width: 100%;"></div>							
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			
Cost Approach		Manual :						Value Reconciliation			
Base Cost	0.00	Total Misc Impr	+ 0	Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 17,677 Site Improvements Total Value 17,677 0.00 Total Value Per SqFt							
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

300001130

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CC	COTTONWOOD	NP	5			4.949	16	16	79	79
LD	LOAMY ALLUVIAL LAND	NP	33			33.773	106	106	3,566	3,566
QA	QUINLAN LOAM	NP	11			206.233	35	35	7,259	7,259
QC	QUINLAN-WDWARD 5-12%	NP	14			34.588	45	45	1,550	1,550
WB	WOODWARD 3-8%	NP	33			49.458	106	106	5,223	5,223
NP Totals						329.000			17,677	17,677
Total Agland						329.000			17,677	17,677