



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:09:50
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Assessment Data					Primary Image									
Account	300001337				No Image On File									
Parcel ID	0000-07-26N-23W-4-001-00													
Cadastral ID	0000-26N-23W-07-4-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	4											
Tax Area	102 - 4R-BUFFALO													
Name ID	25434													
MCCLENDON, THOMAS & CASSANDRA MCCLENDON														
2884 STATE HWY 46 MAY OK 73851-														
Parcel Location														
Situs	E 19 RD													
Subdivision														
Lot/Block	/	Parcel Size	40 - Acres											
Sec/Twn/Rng	7 / 26 / 23 / 4													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.76497748 -99.69446433														
Building Permits														
SEC.7-26-23 SE4SE4 BOOK 778 PAGE 339 JTWD														
<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					
					778/339	KOVARIK, STEPHEN FRANCIS AND	10/27/2023	480,000	18					
					735/680	HEDGES FAMILY INTERESTS,	06/05/2018	38,933	MQ					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap	2024	Land Value	3,515	3,515	12%	422	Assessed	422	33.23					
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	3,515	3,515		422	Total Taxable	422	33.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300001337	MCCLENDON, THOMAS &			102	3,515	0	422	33.00					
2024	2024-300001337	MCCLENDON, THOMAS &			102	3,515	0	422	34.00					
2023	2023-300001337	KOVARIK, STEPHEN FRANCIS AND			102	3,515	0	422	35.00					
2022	2022-300001337	KOVARIK, STEPHEN FRANCIS AND			102	3,578	0	429	35.00					
2021	2021-300001337	KOVARIK, STEPHEN FRANCIS AND			102	3,578	0	429	35.00					
2020	2020-300001337	KOVARIK, STEPHEN FRANCIS AND			102	3,578	0	429	35.00					
2019	2019-0001337	KOVARIK, STEPHEN FRANCIS AND			102	3,578		429	36.00					
2018	2018-0001337	KOVARIK, STEPHEN FRANCIS AND			102	3,578		429	36.00					
2017	2017-0001337	HEDGES FAMILY INTERESTS, LLC			102	3,578		429	36.00					
2016	2016-0001337	HEDGES FAMILY INTERESTS, LLC			102	3,578		429	37.00					
2015	2015-0001337	HEDGES FAMILY INTERESTS, LLC			102	3,578		429	34.00					
2014	2014-0001337	HEDGES FAMILY INTERESTS, LLC			102	3,578		429	34.00					
2013	2013-0001337	HEDGES FAMILY INTERESTS, LLC			102	3,578		429	34.00					



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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 Roofing Adj + 0.00 Subfloor Adj + 0.00 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 + Total RCN = 0 Depreciation (0%) - 0 Lump Sums + 0 RCNLD = Lot Value + Indicated Value = Value Per SqFt 0.00			Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 3,515 Site Improvements Total Value 3,515 0.00 Total Value Per SqFt							
Miscellaneous Improvements											
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value			



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Agland Inventory

300001337

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			6.528	255	255	1,661	1,661
CA	CAREY SILT 1-3%	NP	50			.053	160	160	8	8
QA	QUINLAN LOAM	CR	11			.111	56	56	6	6
QA	QUINLAN LOAM	NP	11			21.407	35	35	754	754
QC	QUINLAN-WDWARD 5-12%	NP	14			2.722	45	45	122	122
WD	WOODWARD-QUINLAN3-8%	CR	23			6.627	117	117	776	776
WD	WOODWARD-QUINLAN3-8%	NP	23			2.554	74	74	188	188
NP Totals						40.000			3,515	3,515
Total Agland						40.000			3,515	3,515