



# 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	300001358				No Image On File				
Parcel ID	0000-12-26N-23W-1-002-00								
Cadastral ID	0000-26N-23W-12-1-002-00								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	1						
Tax Area	102 - 4R-BUFFALO								
Name ID	12849								
WHEATON, STEVE MONROE									
616 SE 2ND STREET BUFFALO OK 73834-									
<b>Parcel Location</b>									
Situs	1226N23W12								
Subdivision									
Lot/Block	/	Parcel Size	478.34 - Acres						
Sec/Twn/Rng	12 / 26 / 23 / 1								
Neighborhood	1000 - COUNTY								
School District	4-BUFFAL - 4-BUFFALO								
<b>Legal Description</b> Lat/Long: 36.64619632 -99.41449780									
SEC.12-26-23 S2 LESS 1.32 AC TRACT IN SW4; E2NE4; SW4NE4 LESS 34 AC TRACT; SE4NW4 LESS .07 AC TRACT					<b>Building Permits</b>				
					Number	Description	Opened	Closed	Amount
<b>Exemptions</b>					<b>Sale History</b>				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
<b>Parcel Valuation</b>									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	
Remove Cap		Land Value	23,917	23,917	12%	2,870	Assessed	2,870	225.98
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	23,917	23,917		2,870	Total Taxable	2,870	226.00
<b>Assessment History</b>									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300001358	WHEATON, STEVE MONROE	102	23,917	0	2,870	226.00		
2024	2024-300001358	WHEATON, STEVE MONROE	102	23,917	0	2,827	230.00		
2023	2023-300001358	WHEATON, STEVE MONROE	102	22,876	0	2,745	227.00		
2022	2022-300001358	WHEATON, STEVE MONROE	102	22,876	0	2,745	226.00		
2021	2021-300001358	WHEATON, STEVE MONROE	102	22,876	0	2,745	227.00		
2020	2020-300001358	WHEATON, STEVEN MONROE	102	22,876	0	2,745	226.00		
2019	2019-0001358	WHEATON, STEVEN MONROE	102	22,876		2,745	228.00		
2018	2018-0001358	WHEATON, STEVEN MONROE	102	22,876		2,745	228.00		
2017	2017-0001358	WHEATON, STEVEN MONROE	102	22,876		2,745	228.00		
2016	2016-0001358	WHEATON, STEVEN MONROE	102	22,876		2,745	234.00		
2015	2015-0001358	WHEATON, STEVEN MONROE	102	22,876		2,745	218.00		
2014	2014-0001358	WHEATON, STEVEN MONROE	102	22,876		2,745	220.00		
2013	2013-0001358	WHEATON, STEVEN MONROE	102	22,876		2,745	219.00		



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Lot Data		Acre - Exempt		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities								
Method	Acre							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
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	/							
Cost Approach				Manual :				
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
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	=					
Adj Base Cost	= 0.00	Lot Value	+					
Total Area	x	Indicated Value	=					
Adjusted Cost	= 0	Value Per SqFt		0.00				
				<b>GRM Approach</b>				
				GRM Code				
				Gross Rent				
				Indicated Value				
				<b>Multiple Regression</b>				
				MRA Code				
				Adusted 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				
				Agland Value				
				23,917				
				Site Improvements				
				Total Value				
				23,917 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

300001358

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			1.283	255	255	326	326
CA	CAREY SILT 1-3%	NP	50			8.541	160	160	1,367	1,367
QA	QUINLAN LOAM	IP	11			45.152	43	43	1,957	1,957
QA	QUINLAN LOAM	NP	11			30.255	35	35	1,065	1,065
QA	QUINLAN LOAM	CR	11			30.381	56	56	1,701	1,701
QC	QUINLAN-WDWARD 5-12%	CR	14			12.734	71	71	907	907
QC	QUINLAN-WDWARD 5-12%	NP	14			80.594	45	45	3,611	3,611
QC	QUINLAN-WDWARD 5-12%	IP	14			6.767	55	55	373	373
RD	ROUGH BROKEN LAND	IP	10			52.622	39	39	2,073	2,073
RD	ROUGH BROKEN LAND	CR	10			20.622	51	51	1,050	1,050
RD	ROUGH BROKEN LAND	NP	10			154.020	32	32	4,929	4,929
W	WATER	NP	0			.290	0	0	0	0
W	WATER	IP	0			.361	0	0	0	0
WB	WOODWARD 3-8%	CR	33			16.492	168	168	2,770	2,770
WB	WOODWARD 3-8%	NP	33			4.319	106	106	456	456
WD	WOODWARD-QUINLAN3-8%	CR	23			2.968	117	117	347	347
WD	WOODWARD-QUINLAN3-8%	NP	23			.343	74	74	25	25
WD	WOODWARD-QUINLAN3-8%	IP	23			10.597	91	91	960	960
<b>IP Totals</b>						478.340			23,917	23,917
<b>Total Agland</b>						478.340			23,917	23,917